The Guide
resident
November 2018
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ELLIE KENDRICK

The Game of Thrones star on Greenwich, rebelling against social media and her new role in Press

DESIGN ARMY

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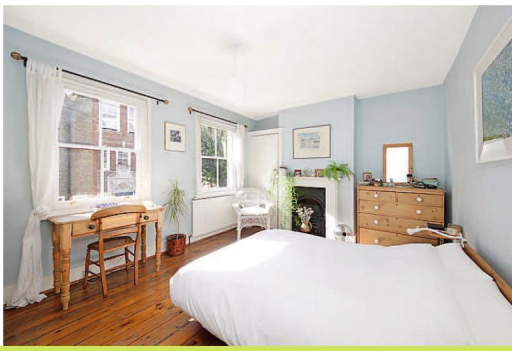
The location is excellent for commuters with Greenwich mainline and DLR stations a few hundred yards away, with direct links to Charing Cross, London Bridge, Bank & Canary Wharf. This beautiful cottage is also around the corner from the many amenities of Greenwich town centre which includes markets, restaurants, wine bars, the River Thames and the Royal Park.

EPC: D



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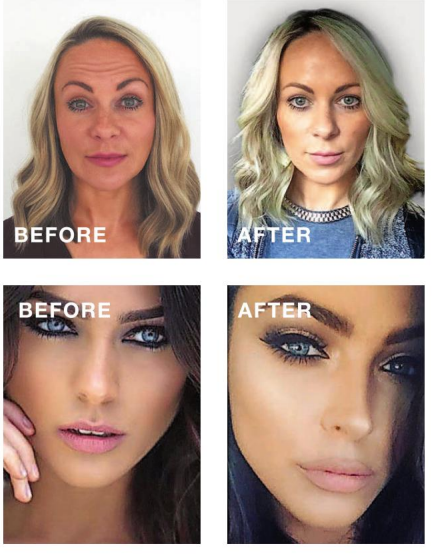

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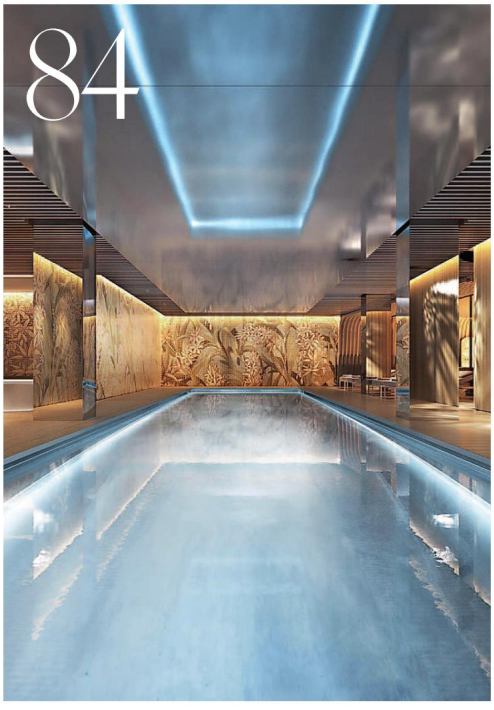
COVER IMAGE:
Ellie Kendrick, photo by Tim Roney at Tailor & Forge



MAKE UP BY LISA FRANKLIN; LISAFRANKLIN.LONDON; PHOTO BY TOM DUNKLEY

NOVEMBER 2018

Letter from the EDITOR

Celebrating things about our area is something that I love doing in these magazines and it never fails to put a smile on my face throughout the making of each issue. Sometimes it's places, sometimes it is all about certain events and sometimes it's about celebrating the achievements of one local person. Sometimes, it just so happens that an air of celebration about all sorts of different things comes about accidentally –and these always make the best editions in my opinion.

From the new galleries that have opened at the National Maritime Museum, to the brilliant architecture and history on show at the Woolwich Military Academy, we've got all sorts of things to smile about this month. But one thing that never fails to bring a grin to my face is when we find a strong female lead to come out of Greenwich, and one that is somewhat of a rising star.

This month, we have had the pleasure of interviewing the wonderful *Game of Thrones* actor Ellie Kendrick. She's a force to be reckoned with, she's full of positive energy, she's brave and she's got some really interesting things to shout about. Turn to page 12 to find out more from her.

And while we are on the celebrating theme... I know you are all going to huff and puff at me at the mere mention of the C-word (that's Christmas, by the way!), but I am going to put it out there – I'm a little excited for it already. I think it's because we've been planning lots of lovely things and content for you, and it's got me feeling all warm and fuzzy inside at the thought of sitting around the fire sipping some mulled wine.

If you need a little bit of help though in getting in the festive spirit, then our interiors inspiration pages might just do it for you this month. We've got all the perfect ideas for you for those evenings, or perhaps even weeks, when you might be entertaining over the period of joy from the most beautiful guest bedrooms to the best in dining rooms.

There is no denying that the temperature has suddenly dropped over the last week or so, and everyone is back to looking like Eskimos on the street and boiling on the tube. So why not embrace it, curl on up in front of the fire this month while you read the issue. Hopefully you won't be disappointed – enjoy!

Bethan

Bethan Andrews, Editor
Bethan.Andrews@archant.co.uk

PLOUM sofa. Design: Ronan & Erwan Bouroullec.

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CULTURE

CREDIT: 'KEEPER OF THE LIGHT,' PHOTO BY JAMES STONE (AUSTRALIA), COURTESY OF NATIONAL MARITIME MUSEUM

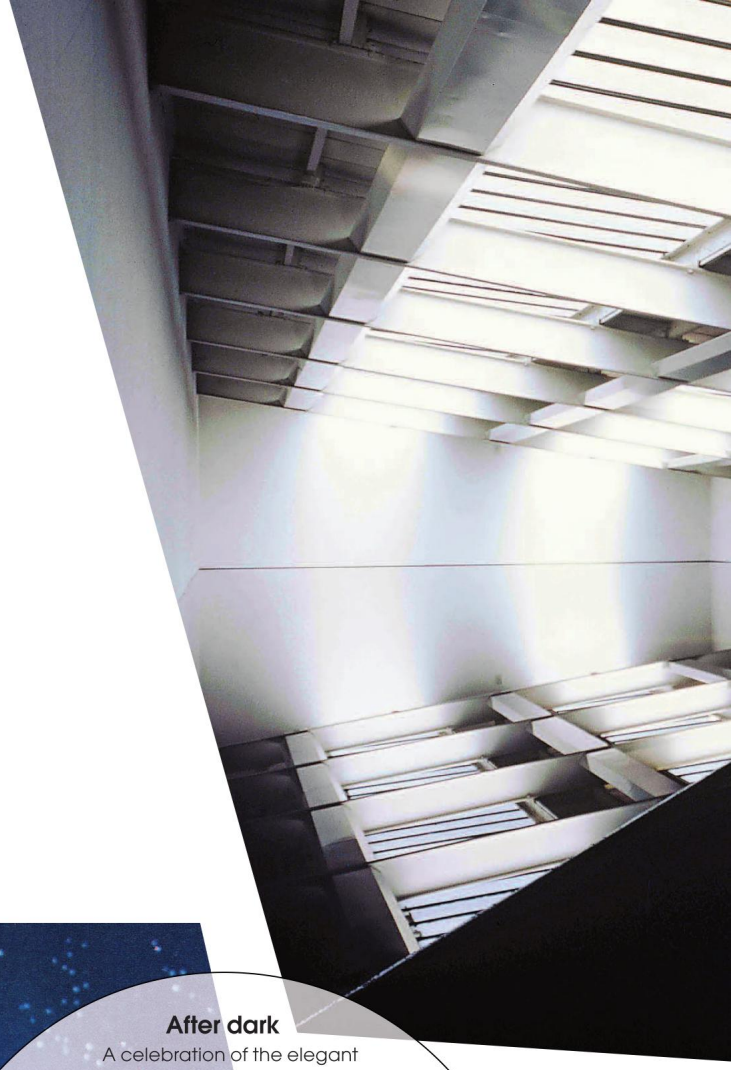
THE FINAL FRONTIER

To celebrate the tenth year of the Insight Investment Astronomy Photographer of the Year, the competition show is back and bigger than ever. The National Maritime Museum exhibition opens on 24 October and runs until May 2019, showcasing the 31 winning images from this year's competition, alongside a selection of 69 of the best photographs from previous years. From spellbinding images of galaxies to images of the night sky, the images on display include the winners in all of the nine main categories, alongside two special prize winners and have been selected in association with Insight Investment and BBC *Sky at Night* Magazine.

National Maritime Museum, Park Row, SE10 9NF; rmg.co.uk

AROUND AND ABOUT

The finest in cultural events and new launches



After dark

A celebration of the elegant and wonderful style from the 1930s is currently on display at the Fashion and Textile Museum until 20 January 2019. Featuring a collection of beautiful photos alongside over 100 ensembles on display, *Night and Day: 1930s Fashion & Photographs* will take visitors on a journey through everything from glamorous evening wear to playful ensembles like beach pyjamas. The new exhibition uses fashion as a medium to explore the massive period of social change that was brought in during the 1930s when the excess of the 1920s came to an end, the flapper grew up and the world began to hurtle towards the start of World War II. Accompanying the exhibition in the museum's smaller gallery will also be a collection of rare evening wear, accompanied by newsreel and photographs of Hollywood starlets of the time.

83 Bermondsey Street, SE1 3XF; ftmlondon.org

Print works

The Woolwich Contemporary Print Fair is back this month at the former Artillery Museum in the Royal Arsenal from 22-25 November. It is London's only fair dedicated to contemporary printmaking and will present a curated showcase of over 300 printmakers. Visitors will be able to buy directly from artists working in the unique craft. Highlights include prints from Neil Bousfield's series responding to Wilfred Owen's poems and new hand printed etchings from this year's artist in residence Emily Crookshank, as well as a selection of works from acclaimed artists including Tom Hammick, Gary Hume and Tracey Emin.

Building 17, Cartridge Place, Royal Arsenal, Woolwich, SE18 6ST; woolwichprintfair.com

ONE SMALL STEP

A major new exhibition exploring how artists disrupt our sense of space and surroundings has opened at the Hayward Gallery. Featuring work by over 20 international artists, the interactive exhibition highlights how different pieces and installations can create responses in audience members, focusing attention on perspective and perception. Visitors can expect plenty of reflective and translucent materials used in interesting ways, pioneering sculptures from the 1960s, ambitious architectural interventions as well as a number of site-specific installations in the exciting showcase of works. Some of the pieces featured include Richard Wilson's *20:50* and Anish Kapoor's *Sky Mirror,* as well as a whole collection of installations from artists like Larry Bell and Helen Pashgian.

Southbank Centre, 337-338 Belvedere Road, SE1 8XX; haywardgallery.org.uk

Moonlight serenade

Someth1ng gallery in Honor Oak Park is celebrating its four year anniversary this month with a special exhibition of Rebecca Fontaine Wolf's work. Opening on 2 November *The Moon's Animal* will feature paintings from the exceptional contemporary artist, principally known for her bold figurative pieces exploring female identity.

52 Honor Oak Park, SE23 1DY; someth1ng.com

SIGN OF THE TIMES

You can still revel in the spooky aftermath of Halloween by catching the last few days of special exhibition *The Ghost Tide* at the Thames Side Gallery in Woolwich. Running until 3 November, it explores how ghosts exist as an idea across cultures, nationalities, languages and in recorded history. The exhibition features a collection of sculpture, installation, film, sound and performance pieces as well as public events, including a Day of the Dead closing party on 3 November. Curated by Monika Bobinska and Sarah Sparkes, some highlights include works by Anne Robinson, Charlotte Squire and Patrick White.

Warspite Road, SE18 5NR; thames-sidestudios.co.uk

CREDITS: 'ONE OF NEW YORK'S YOUNG MARRIEDS' WEARS DRESS AND JEWELLERY BY LORD & TAYLOR. PHOTO BY RUZZIE GREEN. THE NEW YORK WOMAN, SEPTEMBER 9, 1936. PRIVATE COLLECTION; 'SOUTH LONDON PROCRASTINATION CLUB' BY MARTIN GROVER; PAINTING BY REBECCA FONTAINE WOLF, COURTESY SOMETHING GALLERY; 'BAD OMEN' (2010) BY MATT ROWE; '20:50' (1987) BY RICHARD WILSON, INSTALLATION VIEW, SAATCHI GALLERY, BOUNDARY ROAD LONDON, 1991

GAME CHANGER

When she's not busy filming around the world, you'll find Games of Thrones' Ellie Kendrick meandering around Deptford Market and exploring Greenwich Park

Words: FAY WATSON

For someone who has been on our screens since she was 13-years-old, when Ellie Kendrick first turns up for our photo shoot, she's surprising unassuming. Dressed in a denim jacket with her curly hair chopped short, she's a far cry from her ruthless character on *Game of Thrones*. But as soon as the camera is out, you can see exactly why the Deptford-based 28-year-old has achieved such success as she poses her way around Tailor & Forge in Greenwich Market.

Kendrick started her career doing bit parts in shows like *Doctors* and *Waking the Dead,* spending her teenage years juggling filming and studying, before she landed her breakout role in *The Diary of Anne Frank* at the same time as her A-levels. But while that balance might be enough to distract some, Kendrick excelled and went on to read English Literature at Cambridge.

'I was really worried about the sustainability of acting as a full time career,' she explains when we sit down to chat. 'I'd never done it until that point and so I said, well I'll give myself two years and if by the end of those two years I'm not paying my rent with my acting then I'll have to try and do something else.'

Luckily, the stars aligned and weeks after finishing her university finals, she was cast as Meera Reed in the third series of fantasy epic *Game of Thrones.* 'I really loved playing that role because we got to do stunts which I have never really done before. I got to learn proper fights and choreographed sequences,' she smiles. 'And also getting the chance to be in these epic scenes, like high drama, big stakes stuff was like nothing I'd done before.'

But while Meera survived the seventh series (no mean feat as fans will know), there's some uncertainty as to whether she'll be back when series eight hits our screens in 2019. And, of course, when I ask the question there's nothing she can tell me, thanks to being sworn into the secrecy of the programme. Having dealt with the barrage of questions from journalists on the subject for years, I wonder whether she's found that side of it difficult at all amongst friends and family. 'I didn't realise until recently that three of my quite close friends are really into it but had never told me because they were shy,' she laughs. But, she adds: 'Most of my friends and family don't watch it and aren't involved in it so they wouldn't care.'

One of Kendrick's best known roles is as Meera Reed in fantasy epic *Game of Thrones*

MAIN PROFILE SHOTS BY TIM RONEY; GAME OF THRONES STILL CREDIT HBO/KOBAL/REX/SHUTTERSTOCK

Currently, Kendrick is in two of the biggest dramas on TV, *Press* and *Vanity Fair*. In the former she plays Leona, a junior reporter at the left-wing inclined The Herald in the drama written by *Doctor Foster's* Mike Bartlett. 'I find her really lovable but also she has lots of annoying traits and she's a bit of a know-it-all and she's not really aware of her privilege and the nepotism at her fingertips, and I definitely encountered people like that and saw the fun that there was in the character.'

Her role of Jane Osborne in ITV's *Vanity Fair,* on the other hand, was a fantastic opportunity to work with a star-studded cast. 'I had a day with Simon Russell Beale doing a scene with him, another day when it was just me and Claire Skinner hanging out on a sofa in our bonnets, another day when Frances de la Tour was there,' she enthuses. 'It was just really exciting to get the chance to go in and work with world-class actors on a scene and then pop off again. Whip off the bonnet and head back to Deptford.' But there's no slowing down for Kendrick with a small part in Simon Amstell's film *Benjamin* out soon and her playwriting debut *Hole* is on at The Royal Court from the end of this month.

It's also no coincidence that you don't see her playing the same parts over again as she tells me it's been something of a career aim to not be typecast. 'There are so many things you've got to think of, especially as a ▸

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woman,' she explains. 'You've got to be "I don't want to get pigeon holed, I don't want to be objectified, I also want to keep a high profile, I also want to make sure that I'm continuing to get work." And you're constantly having to be strategic about it.'

During our chat, her considered nature is obvious, often taking pauses to really think through answers. This nature that has also meant she's made some strong decisions to keep her private life away from public, eschewing social media altogether. 'I want, perhaps idealistically, to be judged on the basis of the work not on the basis of where I go to brunch and which famous people I might or might not be hanging out with,' she explains, adding that she can be quite private.

This decision also allows her to switch off when she gets home, which for Kendrick is Deptford. 'At the moment that high street and the market feel like nowhere else in London,' she enthuses about the area. 'I love going to the market on a Saturday morning and rifling through all the goods on offer, seeing what treasures I can find.' If she's not there you'll find her catching a film at Deptford Cinema (where she is a patron), writing away in The Greenhouse café, or enjoying drink in The Royal Albert.

It's also an area that Kendrick is undeniably familiar with, having been born in the former Greenwich Hospital and growing up in Blackheath until she was seven. 'I lived in north London for a brief spell and then realised the error of my ways and then came straight back south,' she laughs. 'I've been living south for the last six years and I don't think I'll ever leave.' Whether she's venturing north of the Wall or north of the river, it's clear south east London will always be home. ■

You can see Kendrick in *Vanity Fair* on Sundays on ITV and in *Press* on Thursdays on BBC One

Kendrick likes to spend time in Greenwich Park when not busy filming

EXPLORE THE WORLD

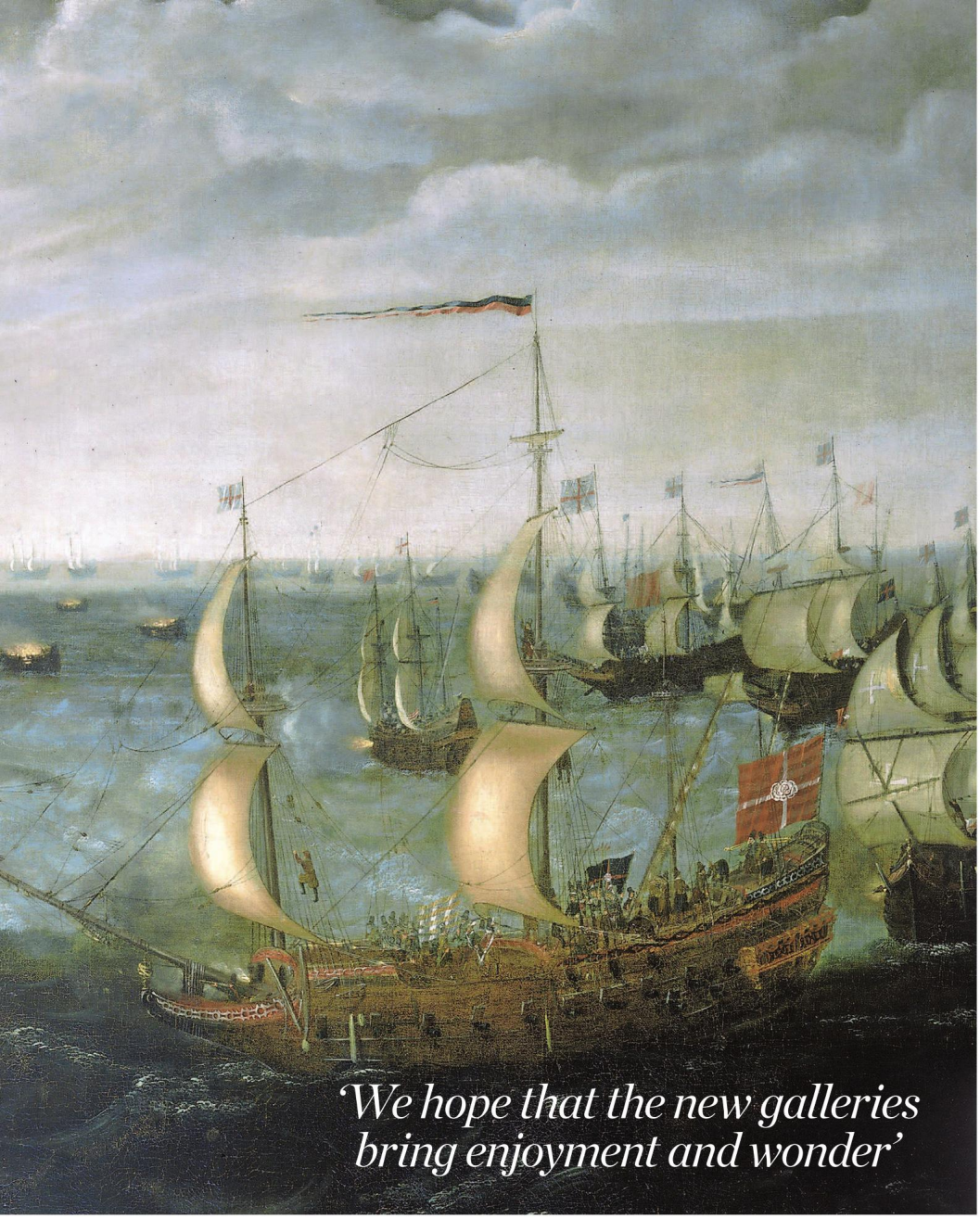
As the Royal Museums Greenwich open their four new galleries at the National Maritime Museum, we discover the epic stories behind the new artefacts

Words ALEXANDER LARMAN

Greenwich is, rightly, regarded as one of London's great historic boroughs. Rich in both architecture and green spaces, it also has a long-standing connection with the Thames and the sea beyond, which is reflected in one of its greatest attractions, the National Maritime Museum, housed within the wider banner of the Royal Museums Greenwich.

Since it opened in 1937, the NMM has been the leading maritime attraction in Britain, if not the world; it is believed that no other similar museum offers either the breadth or depth of its exhibits, which include important collections relating to Admiral Nelson and Captain Cook.

Yet no institution, however great it is, can rest on its laurels indefinitely, and so it is fitting that now four new galleries have opened at the NMM, thanks to a £12.6 million redevelopment project. The galleries, designed by the leading architects Casson Mann, cover four main areas; 'Tudor and Stuart Seafarers', 'Pacific Encounters', 'Polar Worlds' and 'Sea Things'. Between them, the galleries, which add an additional 40 per cent of exhibition space to the museum, tell the story of maritime exploration over the past five hundred years. They will be dramatic, surprising and revelatory; just as Britain's history



'We hope that the new galleries bring enjoyment and wonder'

is inextricably bound up with its success (and failure) as a seafaring nation, so these new exhibits will allow visitors to see the country's past in a different light.

As the RMG's Director Kevin Fewster says: 'The new galleries will not only open up the Museum's collections to many more people, but will also create a spectacular contemporary environment to enable all our visitors to better understand the continuing relevance of Britain's maritime heritage.'

The galleries are opening as part of the 'Endeavour Galleries Project', which has been designed to mark 250 years since Lieutenant James Cook first sailed down the Thames in his ship, the HMS Bark Endeavour, bound for the Pacific and beyond.

What he found in his quest is the main focus of the 'Pacific Encounters' gallery, which explores the contrast between Western progress and the traditions and history that the explorers found. As the curator Sophie Roberts puts it: '2018 marks the 250th anniversary of the Endeavour's voyage to the Pacific, captained by James Cook. The legacies of this voyage are still felt today. The museum did not have a gallery devoted to the Pacific Ocean, and this felt like a great opportunity to address that. But this has also given us the opportunity to consider more broadly stories of exploration, encounter and legacies, through our collections.'

Yet this is only the beginning of what these new galleries contain. Traditionally, much of the appeal of English history has lain with the Tudors and the Stuarts, specifically the rich and constantly shifting history of the period between

1500 and 1700, which is to be depicted in the 'Tudor and Stuart Seafarers' gallery. Here, a series of household name figures from the age will all be featured, in often surprising ways, including Elizabeth I, Francis Drake and Christopher Columbus. As the museum says: 'Through the themes of adventure, encounter, power, wealth and conflict, visitors will experience compelling stories which will include the exploration and colonisation of the "New Worlds" and the devastating impact this had on the indigenous communities who lived there.'

Although it was undeniably true that European advances in discovery in this period led to many of the changes in our civilisation that we benefit from today, this is to be no simple exercise in jingoistic celebration. The other galleries will also offer both thought-provoking and aesthetically rich collections. 'Polar Worlds' will, of course, feature such hardy explorers of the Arctic and Antarctic as Scott and Shackleton, but it will also concentrate on what the areas are actually like and how they can be dealt with. Meanwhile, the 'Sea Things' offers something slightly lighter, with a collection of 600 objects, many of which are on open display, which tell the story of maritime history in 'unusual, interesting and accessible ways'.

Clearly, the new galleries are going to massively expand the reach of the NMM. As the curator Kristian Martin says: 'We hope that the new galleries bring enjoyment and wonder, and that visitors will feel represented and a sense of belonging in the new galleries and wider museum.' ■

rmg.co.uk

A LAUGH A MINUTE

As Lewisham Fringe Festival kicks off, we explore the brilliant comedy circuit in south east London

Words: HANNAH LAWRENCE

By definition fringe theatre and comedy events have always offered an alternative experience that give artists more freedom to experiment. That could never be more true than with Lewisham Fringe Festival, which runs from 3-18 November.

The very fact that the five-year-old festival is held and run by Britain's smallest purpose-built theatre, The London Theatre, highlights how far this event is from the bright lights, big budgets and big shows of the West End.

Founded in 2013 the festival features plays, film, music, and comedy sketch shows and more importantly it offers emerging talent the opportunity to hire slots in the theatre for as little as £20 and keep the ticket money to test the waters and get their name out there. Given that The London Theatre is also home to The London Comedy Course shows how central comedy is to the Lewisham Fringe Festival. The festival gives comedians who have trained through the course the chance to put their punchlines to the test.

The course 'teaches stand up comedy for the beginner and gives them a chance to perform on a proper comedy night with pro acts and a pro MC,' as course tutor Harry Denton explains.

From there the future is bright for many graduates, although not all pursue a career on the stage. 'Not all students want to be stand ups,' Denton explains. 'Some do it for a bucket list challenge, others however want to make a career out of it and students from the course have gone on to be professional stand up comics, entered the world of acting and got their Equity card from it, and one even used it to help her become a cruise director for a major cruise line.' From south

PHOTO COURTESY OF ISTOCK / GETTY IMAGES PLUS

London to South America, the course is propelling wannabe comics to stardom in the most unlikely ways.

But beyond The London Theatre, it seems that on investigation south east London is bubbling with talented comedians and more opportunities for belly laughs than you can shake a stick at. Take the weekly Happy Mondays event at the Amersham Arms. As its MC, Alistair Green, explains: 'We're billed as a new material night so we get big acts come down and try out their stuff for TV shows and going on tour and stuff like that, which is probably why we're a bit different. The night is £6 entry if you buy a ticket online and it gives people the chance to sample some of comedy's biggest names in an accessible way.

'Some do it for a bucket list challenge, others however want to make a career out of it'

'It's based on the premise that you'll see people off the TV like Harry Hill or Josh Widdicombe coming down, but essentially they're coming down to try out some ideas, see if they work and they'll go on to do them on TV.'

This all means one thing: you can say you've seen it first. That's not all though; for Green, it means that the night is all about being a bit less slick than other more expensive nights with the freedom for comedians to try things out.

'I say to people, read off notes it's absolutely fine and we set it ▸

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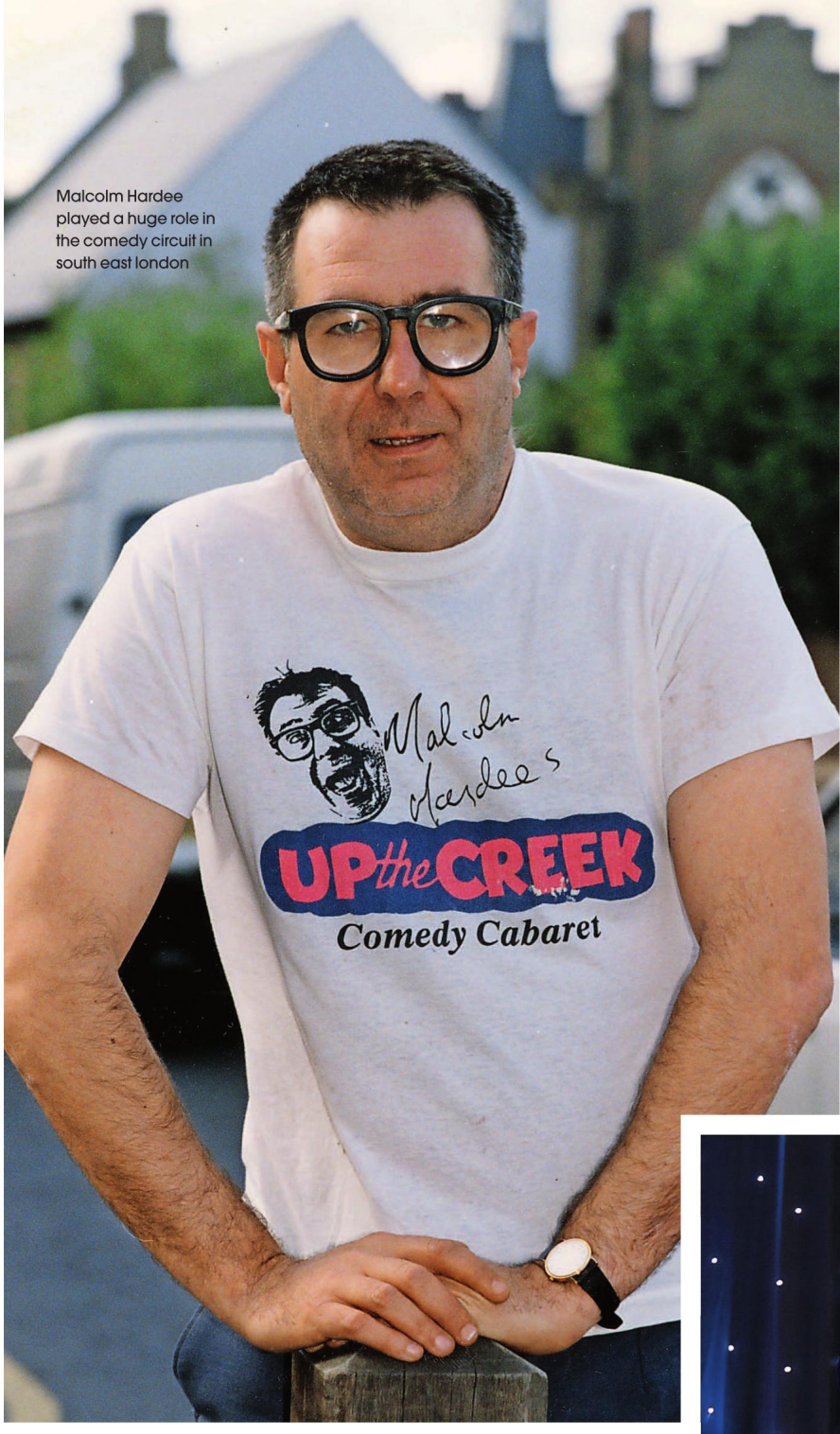

Malcolm Hardee played a huge role in the comedy circuit in south east London

ALISON MCDOUGALL / EVENING STANDARD /REX/SHUTTERSTOCK; OTHER IMAGES COURTESY OF GREENWICH COMEDY FESTIVAL

being mentioned. A well-known and well-respected face on the alternative comedy circuit, Hardee founded Greenwich's notorious Up The Creek club in 1991 after the closure of his slightly more raucous original club, The Tunnel. The Lewisham-born comic known for his stunt of stealing Freddie Mercury's 40th birthday cake helped nurture the careers of Harry Enfield and Jo Brand and also worked as a tour manager for his friend Jools Holland. Describing his new venue as 'the Tunnel with A-levels', Up The Creek comes from a heritage of alternative comedy which blossomed in south east London in the 80s.

For Denton, it's a heritage that has wildly changed over time. Now he claims: 'The snowflake generation are making an impact on the freedom a comic has to express themselves, but there are also many more females getting into comedy as well as older people wanting a career change or a great hobby to pursue.'

However you feel the scene has changed, it's fair to say south east London is still making people laugh and beyond the comedy ▸

'Then there was the tunnel club in Woolwich which was a notorious place'

up so it's not a slick professional night – god that sounds terrible to say! It's fairly friendly, a bit chaotic like that, I like that sort of atmosphere though, it's a bit more conducive to funny things happening I think.'

For Green, the local comedy scene has a different feel and distinct identity. 'South east London has a slightly different heritage because it's where people like Vic Reeves started out and it's got that really leftfield feel to it,' he says. 'Malcolm Hardee who used to run Up The Creek is a bit of a character and then there was the tunnel club in Woolwich, which was a notorious place.'

Few conversations about the south east London comedy scene finish without Hardee's name

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lessons and fringe shows, new and existing talent is being given opportunities with events such as the yearly Cavendish Arms comedy competition. This competition is open to acts from across the UK.

What's more, the area's appetite and reputation for comedy is growing. This summer The Broadway Theatre played host to the first ever Catford Fringe Festival with Radio 1 Comedy Lounge comedians Harriet Kemsley and Joel Dommet on the bill. Meanwhile, the Greenwich Comedy Festival continued to bring big names to south east London after a decade in business with this year's festival featuring Russell Howard and Adam Buxton. Each year, over 10,000 comedy-lovers from across London and beyond make their annual pilgrimage to the National Maritime Museum for *Time Out* magazine's 'favourite London comedy festival'. A sensational series of shows presented in a seated Big Top venue is paired with gourmet street-food and a fantastic selection of bars set within the magnificent UNESCO buildings of Royal Greenwich. Clearly it's a winning combination, as it is one of the most popular events of the year having become a key date in London's comedy calendar.

It seems like south east London really will have the last laugh. ■

THE BROADWAY THEATRE BY STEVE CATFORD; OTHER PHOTOS COURTESY OF GREENWICH COMEDY FESTIVAL

The Broadway Theatre held the first ever Catford Fringe Festival this year; above, comedians Adam Buxton and Russell Howard

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LIVING LEVAN

Nicholas Balfe, the man behind Salon restaurant in Brixton, is bringing new wave bistronomy to Peckham High Street

Words: ELLIE FELLS

Levan may be the newest dining hotspot in Peckham, but its pioneer, Nick Balfe, is certainly no stranger to the restaurant trade. Having worked in top venues such as The Cove Club and Lyles, Balfe set up a pop-up shop in Brixton's market row which would go on to become the popular restaurant Salon, serving food that encases the flavours of the continent. Now we have Levan, the follow up to Salon, all set to open up in Peckham. 'It's going to be cool,' he tells me, his excitement palpable. 'I'm really, really looking forward to it.'

Salon is, today, a well-established player on the Brixton restaurant scene, and has thrived since its beginnings in 2013. 'Salon isn't flashy or ostentatious, and I want Levan to be the same,' Balfe says. 'It's going to feel really welcoming, and I hope that people will come along and feel like the two restaurants share the same DNA.' Headed up by a dynamic partnership between Balfe, Mark Gurney and Matt Bushnell, Levan will be informed by lessons learnt from Salon. 'Any of our regulars at Salon will probably feel that they've been on a bit of a journey with us. Levan will be a continuation on that path. Having done Salon in a very bit-by-bit, cobbled together way, we've done Levan properly,' he reflects. Months of planning with architects has resulted in Levan having a comfortable, well thought-out interior. On one side is a 'buzzy' bar and kitchen area, with a 'calmer, more relaxed' dining room on the other.

Following suit of its interior, Levan's menu avoids being pretentious, yet comes with an air of sophistication and innovation. The dishes on offer take their inspiration from the continent, and are in the style of what Balfe calls 'new wave bistronomy'. 'For me, what this means is really nice food that's carefully sourced and cooked, and then served in a really relaxed environment,' he explains. In keeping with this, the current menu is simple but carefully constructed, featuring lots of fresh seafood dishes such as crudo with grapefruit, seasoned with tarragon and chilli. Comté fries are also set to become a staple. 'I've been developing this recipe, which is basically cheesy chips, but they're made with chickpea flour and aged Comté,' he says. 'They're great with a glass of wine.' Levan will also be offering breakfast, with freshly made brioche every morning as well as laminated pastries in the style of those served in Copenhagen.

Balfe is relaxed and open-minded when it comes to the exact structure of the menu. 'I'm really into the idea of cooking whatever feels right at the time. That's always been one of the

'This site just felt really "us". There is a lot of creative energy. It's exciting'

guiding principles of Salon, just to cook with the seasons,' he says. Guests at Levan can therefore expect the offering to change regularly, with the dishes always making the most of local produce. Sourcing ingredients in a careful, responsible way is key to Levan's approach. 'Sustainability is a big thing for us,' Balfe comments, explaining that this will feed in to every aspect of their dishes. 'We're going to be careful not to use excess packaging and we've worked closely with our suppliers to ensure that they operate as sustainably as possible. We like to make everything from scratch anyway, so that helps to reduce our footprint.'

Wine-lovers will be well catered for with an impressive selection of low intervention wines from the Jura region in North East France. 'These are wines that have very few sulphites and chemicals, and no large scale industrial production,' Balfe explains. 'Or they're sourced exclusively from small scale producers, and they're almost entirely biodynamic. We want to source our wine from producers that put as much care and attention into the making of their wines as we do into our food,' he says.

Setting up Levan, however, wasn't exactly on Balfe's agenda. 'We weren't looking for a second site to be quite honest,' he says when I ask how this all came about. After extensive discussion, Balfe, Bushnell and Gurney had decided that they would spend 2018 focusing their attention on Salon, but a phone call from a friend changed everything. 'He said he had a spot in Peckham which would be really suitable for us, and would we be interested in taking a look. I was like, "Er, this is exactly what we said we wouldn't do, but yes I really do want to!" We were really cautious about it, but actually it ended up making lots of sense.' Despite it being a diversion from the initial plan, Balfe feels that Peckham is the right place for them. 'This site felt really "us". It's got loads of creative energy, a really interesting demographic mix, and there's a lot of stuff going on there culturally and in terms of entertainment. It's an exciting place.'

If Balfe's enthusiasm and evident hard work is anything to go by, guests at Levan are in for a treat. After much thinking when I ask what he loves most about his job, he tells me: 'When you arrive in the morning, you have a load of ingredients in front of you and by lunch time you've got a finished dish that puts a smile on someone's face and makes them happy. That's an amazing thing to do.' r

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FOOD SHOTS: MATT RUSSELL; PORTRAITS: TIM MITCHELL

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MIX AND MATCH

Is TT Liquor worth a trip across the river for? And why is jail time such a good thing here?

Words: MARK KEBBLE

It's fair to say (surely) that we all want to avoid ending up behind bars after a night out – so starting the night in jail would be seen as not exactly getting off on the right foot. There's a twist, however, as this night is starting in Shoreditch's TT Liquor, a wonderfully quirky venue just a hop, skip and jump across the Thames, whose underground bar is set in a former prison.

Right from the off, you get the sense that TT Liquor is different. Entering at street level, you'd be forgiven for thinking you've stumbled into the wrong place. For upstairs is TT Liquor's shopfront, where you can browse and take away with you some rather potent spirits. I was here, however, to sample some of their cocktails downstairs and there's a real feeling of being a VIP and in the know as I give my name to the staff member manning the fort.

From the outside TT Liquor looks rather nondescript and quite small, but heading through the entrance at the back of the shop, you realise just how much floor space the venue has. You first come across a quiet area, with books lining the walls and wooden floors, and an entrance to a private area where tasting masterclasses are held (a great way to start a stag or hen do in my opinion), before heading down further via old stone steps and you enter the livelier bar area. My journey was not yet over, however, as I was led round the side to a private seating area right at the very back opposite small rooms that were, back in the day, home to the not so great and the good of east London.

An eye-opening start, then, which picked up further when I was handed our very own cocktail menu. Particular ingredients stood out – the vegan eggs certainly were a talking point – which to the naked eye just seemed like it wouldn't work. The aforementioned vegan eggs were paired with cachaca, banana, lime and sugar (the Cabanana Sour to give it its official name). Deciding to live a little, and with my guests now alongside me, we gave it a go. The slightly quizzical looks around suggested we couldn't quite get our heads around how it all worked, but the sweet kick certainly impressed. It wasn't the favourite pick of the night, though, with that honour being bestowed upon the Laurel & Hardy – sloe gin, genever, apricot and lime. It certainly got us giggling.

You come to a venue like this and, let's be honest, food isn't often at the forefront of the brain, even if time and time again you know it should be. It's not just about cocktails here – I hasten to add they also have a great range of beers – as the food menu of small plates works really well. The pitta chips – coming in different flavours ranging from thyme and rosemary to wild chilli – certainly went down well.

There are of course many places in south east London that offer an eclectic night out, but sometimes I do like to spread my wings and head into town from time to time. It has to be worth my while, though, and not an evening spent battling bouncers (not literally of course, otherwise that jail time could become a reality), queues at the bar and nightmare journeys home. I didn't encounter anything like this, and the fact TT Liquor shuts its doors by midnight means a short stroll down to Shoreditch station and jumping on the overground home is the sensible option to hitting one of the area's clubs (although my group didn't actually heed that advice and headed to Blues Kitchen Shoreditch, a sister venue of the Brixton favourite). This is one night out that should not be barred.

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GUY AWFORD

Take comfort as the nights draw in

Despite the shorter days and colder nights, November is far from a barren month. A trip to your local farmers' market reveals an abundance of seasonal delicacies; plump scallops, wet walnuts, glossy pomegranates, brightly coloured carrots and fat ceps. This is a month for comfort food; for slow roasting, gentle braising and, to lift the gloom of a dark afternoon, cake baking.

My carrot and walnut cake is nutty and moist, with a hint of spice to warm the heart. If you're lucky enough to find wet walnuts they are best enjoyed straight from the shell, needing little more than blue cheese and port for company. I wouldn't cook them, and I certainly wouldn't put them into a cake. For that you're better off with the regular dried walnuts, the kiln drying process preserves them, taking them from autumnal treat to winter staple.

My recipe is gluten free, which makes it a little more delicate than a regular carrot cake. For this reason, I would advise chopping the walnuts into small pieces before topping the cake, as trying to slice through a large piece of walnut without breaking the cake would be tricky.

To make the frosting, beat the softened butter, sugar and a large spoonful of cream cheese until pale, then gradually incorporate the remaining cream cheese. Beating the butter, sugar and a little cream cheese first helps to stabilise the mixture. Then, when you whisk in the remaining cream cheese, it strengthens the emulsion, keeping it light and smooth. Finally beat in the lemon juice and zest, then spread generously onto the lower half of the cake before carefully re-placing the top.

handmadefood.com / theguildfordarms.co.uk

Top Tip:
To ensure the cake doesn't break up whilst decorating, use the flat metal base of a tart ring to lift off the top section from the cake. Then slide it onto the frosted base.

Find more recipes by Guy Awford online at theresident.co.uk

Carrot, Almond & Walnut Cake

PREPARATION TIME: 30 minutes
COOKING TIME: 40 minutes

INGREDIENTS
- 150g caster sugar
- 70ml rapeseed oil
- 55ml extra virgin olive oil
- 3 eggs – beaten, at room temperature
- 1 teaspoon vanilla extract
- 250g freshly grated carrot – dried in kitchen paper
- 200g grounds almonds
- 50g gram flour
- 2 teaspoons free-from baking powder
- 75g sultanas soaked in 60ml of warm saffron infused water
- Pinch ground nutmeg
- Juice & zest 1 lemon
- 100g walnuts – chopped
- 250g full fat cream cheese
- 125g butter
- 125g icing sugar

METHOD

1 Pre-heat oven to 180C.

2 Beat the oil and sugar until pale and fluffy.

3 Add the vanilla extract and then, with the mixer still beating, slowly add the eggs. Add the lemon juice and zest.

4 Fold in the ground almonds, gram flour, nutmeg, carrots and sultanas.

5 Pour into a lined cake tin and sprinkle over the chopped walnuts.

6 Bake for 40 minutes.

7 Remove and allow to cool completely. Cut in half horizontally and frost the bottom layer. Carefully re-place the top layer.

EAT: SOUTH EAST CAKERY & CAFE

We're big fans of SE Cakery. Since interviewing founders Maria Mannoukas and Alex Ridley, a married couple from Peckham, for this magazine last summer, we've been popping to Lewisham Model Market on the regular for a fix of their awesome brownies, rainbow-coloured Victoria sponges, s'mores shakes, bronuts and explosive sundae stacks.

These guys create bold bakes fueled by their love of baking, parties and hip hop, so you can forget any notions of sugar flowers and chintzy cupcakes; SE Cakery is all about bold colours and explosive decoration. So when we heard they had opened up their very own venue in East Dulwich in the summer, we were pretty excited. And it's not just cakes, there's also a breakfast/brunch/lunch menu, with a countertop full of the day's freshly baked goods.

I enjoyed a glorious sourdough toast with an abundant spreading of fresh avocado sprinkled with flaked almonds, sesame seeds and pumpkin seeds, accompanied by a Brockley Breakfast brew courtesy of local caffeine purveyors Good & Proper Tea. My friend, who was able to join me for a mid-week brunch because she's on maternity leave, battled through her homemade beans, again served on that hunk of crusty, tangy sourdough toast, while her first born demanded feeding, rocking and general fussing (breastfeed mums are welcome, FYI). Post brunch, we agonised over the goodies on the cake counter, eventually choosing a banoffee pie cake – divine – and a chocolate salted caramel cake, which definitely came out top for its gooey, moist, salty-sweetness.

This great modern cafe with wooden tables, vintage dining chairs and bright, airy interiors is tucked away on Upland Road, just around the corner from their bakery HQ by Peckham Rye Park. Well worth a visit.

20 Upland Road, East Dulwich, SE22 9EF; southeastcakery.com

RESIDENT RATING
★★★

WORDS: VICTORIA PURCELL; REVIEW PHOTO BY EM AT CATCH52 MEDIA; BILL'S PHOTO BY PAUL WINCH-FURNESS; PHOTO OF BROWNIES BY ARXONT, ISTOCK/ GETTY IMAGES PLUS

THE QUICK LIST

Don't miss out on some of the hot new openings for this month

Park life

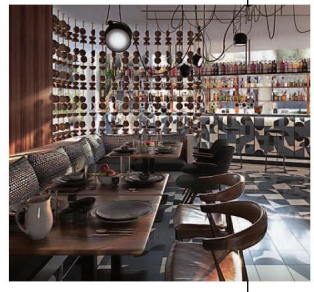
The Ivy Collection has just unveiled its latest opening in Canada Square Park in the heart of Canary Wharf. The Ivy in the Park provides the restaurant's classic balance of all-day dining with a touch of sophisticated luxury. Menus will feature Ivy classics like shepherd's pie, brioche chicken and a melting chocolate bombe.
50 Canada Square Park, Canary Wharf, E14 5FW; theivycanarywharf.com

Get the bill

Bill's in Greenwich has just undergone a wonderful new redecoration to its unique interior. Expect plenty of candlelit corners, vibrant colour choices and a nod to its location in a locally listed Art Deco building. It's a cosy spot whether you're heading in for some delicious halloumi fries or indulgent cocktails.
13 Nelson Road, SE10 9JB; bills-website.co.uk

Art noveau

Art Yard Bar & Kitchen has just opened its doors in London's Bankside as a new all-day dining restaurant and bar. The spot is situated near Blackfriars Bridge and is overseen by Head Chef Lee Streeton, of Brown's Hotel and 45 Jermyn Street. Signature dishes include cuttlefish, bone marrow and monkfish.
artyardbarandkitchen.com



Baking changes

South London baking club Band of Bakers was dreamed up in a Dulwich pub six years ago as a place for local bakers to discuss and bake together. Now, the original team has handed over to a new group of bakers who are thrilled to keep the club thriving with plenty of events.
bandofbakers.wordpress.com

Seasonal shift

This month is your last chance to try the new game menu at the LaLit Hotel in Tooley Street. Running until 1 December, Executive Chef Santosh Shah has developed the six course tasting menu, Dishes include Pheasant tacos, marinated Partridge, Grouse and ginger sauce and spiced Venison.
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berkeleygroup.co.uk

PRIZED PAVILION

We chat to Price Gore, the winners of the competition to design a pavilion for Dulwich Picture Gallery

Words: HANNAH LAWRENCE

The uninterrupted rows of raw brick and overhead skylights of the Dulwich Picture Gallery have been admired for their ingenuity since the building's creation in 1613. John Soane's unique design set a precedent for gallery design with a number of 21st century galleries following suit and opting for raw brick structures. On top of that the 400-year-old construction is London's oldest art gallery.

This kind of history would make the prospect of designing for its grounds a daunting task, but for Peckham-based architecture firm Price Gore and artist Yinka Ilori, collaboration has been the key. The team were recently announced as winners of a competition to design a new temporary pavilion for the grounds of the gallery. Their 'Colour Palace' design will be brought to life in summer 2019 to give the gallery a space for a summer-long programme of events.

The team took the capital as inspiration for its design as co-founder of Price Gore, Alex Gore, explains. 'We were interested in London as a whole, the relationship between Dulwich and Peckham, where our offices are based, and the similarities between these places and also the differences. ▸

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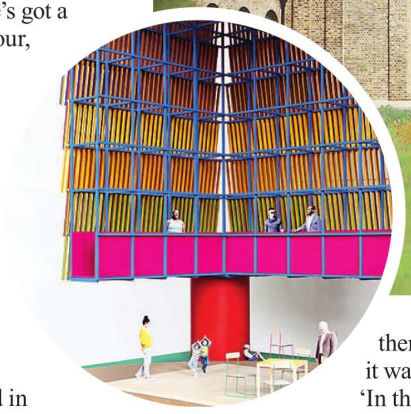


'We knew there was a big diverse community in Peckham and perhaps that wasn't reflected in Dulwich so we thought it was an interesting opportunity.'

Gore and his business partner Dingle Price had met Ilori almost entirely by chance after taking part in a project to provide studios for artists. As Gore and Price were taking photos of their finished design, Ilori was moving his belongings into his new north London flat and a connection was made. 'It's his fascination with the power of objects to tell stories that is really quite compelling,' Gore explains, 'and he's got a very sharp eye for colour, obviously, and we've been exploring colour in our work. It felt like there was a collaboration or something we could push each other on.'

This kind of partnership was something Price Gore had been looking to do for a while. 'We've always been interested in collaboration,' Gore explains. 'I think people generally are interested in collaborations – it's that sort of a sense of bringing different experience and ending up with something unexpected.'

Gore can, however, tell us what we can expect to see in the grounds of the Dulwich Picture Gallery come next summer. 'In simple terms it's a very large cube,' he explains, 'ten metres by ten metres.'

Logistically, it's an ambitious design with Ilori's Nigerian-inspired artwork being painted across individual timber batons on the top half of the structure supported below by red timber columns. 'It alludes to famous palaces like the Doge's palace in Venice or examples of housing in Nigeria, so we were sort of finding all these connections between European history and African history and what the pavilion looks like is a combination of those connotations.'

But Gore and the team are keen for the structure to be open to interpretation and to hear about those interpretations themselves. 'We really wanted people to see whatever they wanted in it,' he explains. 'We didn't want to tell them what it was.

'In the design statement we submitted we said, "we see this, we see that, what do you see?" and a lot of people responded saying different things and a lot of children responded saying it was a castle, or a party hat and so there's this element of imagination.'

Ask Gore what he sees in the piece's structure, however, and he'll tell you it comes back to London. 'Ilori designed these patterns and we worked out how those patterns could become part of the structure so it's an interesting process of two or three patterns starting to blend together to paintwork and timber slats.

'The whole thing becomes a moving visual illusion to the kind of city we think London is and London should be.'

Within this they've woven in inspiration from their direct surroundings with that from Africa and around the world. 'We wrote a statement saying we would collaborate and it would be about imagining an architecture that brings together influences from around the world, whether they're European, whether they're from Africa, whether it is about the history of John Soane or whether it's English heritage and story telling and the things we've seen around Europe – so that was the starting point.'

'The whole thing becomes a moving illusion to the city we think London is'

The finishing point will come in late May or early June next year when their vision is made a reality and the new Dulwich Pavilion is opened for south London to enjoy. The pavilion is due to be open right through the summer until October next year.

Until then though there are a few hurdles the team have to navigate. 'The main challenge is going to be one of logistics and the complicated painting task that we've set ourselves,' Gore admits. 'But we've got some good partners on board and everybody's behind it.'

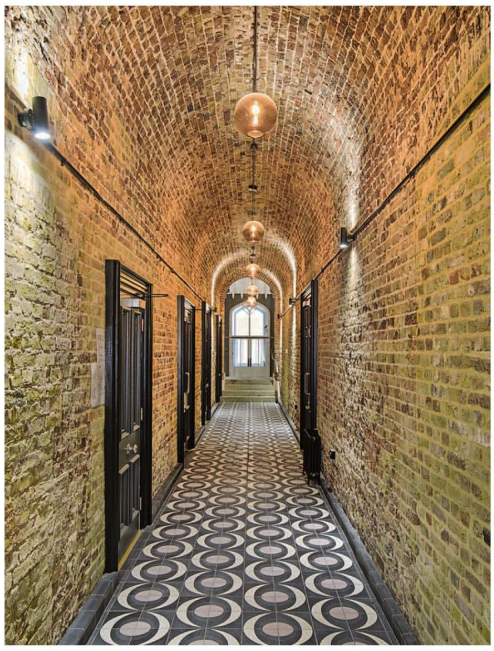
Once again, it seems the key to the team's success next year will almost certainly lie in the power of collaboration. ■

Studio D1F, Bussey Building, 133 Rye Lane SE15 4ST; pricegore.co.uk; yinkailori.com

MILITARY PRECISION

The Academy in Woolwich is a lesson in balancing historical beauty with modern design

Words: FAY WATSON



PHOTOS BY EDWARD HILL

Training everyone from Winston Churchill to Lord Kitchener, the Royal Military Academy in Woolwich is steeped in a very rich history from its time as a royal training school for commissioned officers. But aside from its military past, the esteemed academy has also left another legacy in our part of south east London, thanks to the majestic set of buildings it was housed in.

Completed by James Wyatt in 1741 the collection of Grade II listed properties are a grandiose fixture on the skyline when you're travelling into Greenwich from Shooter's Hill. However, when the Royal Military Academy was relocated to Sandhurst after the Second World War, the buildings largely sat unused, succumbing to elements like rot and water infiltration. But thanks to a major project undertaken by developer Durkan, over the past decade work has been done to restore them to their former glory and renovate them into modern apartments and homes called The Academy.

Now the jewel in the crown has been unveiled with the imposing Central Parade of the property converted into ten luxury apartments. Modelled on the White Tower of The Tower of London, the central façade was originally built by Wyatt in a castellated Tudor style, and sits as the regal front to these impressive collection of buildings.

'The first time I went to see the buildings in 2013, the hairs on back of my neck stood up,' Biscoe + Stanton Architects partner Paul Crowther tells me. 'They are just so historically attractive as a set of buildings and the spaces are just fantastic, they really are. It's certainly the most inspiring set of buildings I've ever worked on.'

Biscoe + Stanton have worked on the latter stages of the project since they were appointed in 2011, and have overseen the colossal work on the Central Parade with the turrets divided into one and two bedroom apartments across the ground and first floor.

Each apartment is across two levels, with minimum specifications of a mezzanine for the bedroom, an en-suite bathroom and an additional living space, thoughtfully designed within the hexagonal turrets. 'They are vast with incredibly tall ceilings so it gave us the opportunity to put mezzanines in and to raise floor areas so you could get views across London and across the cricket pitch.' And the latter views have some history of their own of what is believed to be England's oldest cricket pitch.

While working in such inspiring surrounds allows for unique design choices, Crowther tells me the team also had to contend with a number of elements. These included maximising natural light, as despite having vast windows, the interior space is very deep, meaning that light struggled to reach the back areas of the flats. To combat this, he explains they placed the living room and socialising spaces towards the exterior walls to benefit the most from the daylight.

'It's certainly the most inspiring set of buildings I've ever worked on'

This is an example of the crux of this project – to balance both the unique history of the Grade II listed building with modern design. And, above all, this meant close work with Historic England to maintain and renovate as many original features as possible.

'They've got a lot of modern touches to them,' Crowther explains. 'Durkan was very careful in the choice of its materials and the products we used within the buildings to try and respect the history of the buildings, but give them a modern twist for modern purchases.'

The result means that all of the original windows and doors have been lovingly restored, with original fireplaces and listed bookcases from the former library incorporated into the designs of two properties on the ground floor. This is then combined with state of the art specifications including bespoke handle-less cupboards designed by Urban Myth in the kitchens and pure white Roca basins in the bathrooms.

'We went the extra mile because we had to, but also because we wanted to. As architects we take a great deal of pride in returning a building of such character and historic significance back to, if not its former glory, certainly as close as we possibly could to it,' Crowther adds. 'It's been a labour of love, I went down to site probably twice a week for four years so I like getting my hands dirty, I like watching the building process in action.'

Now, while the overarching project is still to be finished, with renovations planned for the dining hall as well as the church, Crowther tells me he feels an immense sense of achievement seeing the final restoration of the Central Parade completed. And the most rewarding element? 'Essentially bringing a building that was close to collapse and was in a shocking state of repair back into use for generations to come.' r

theacademywoolwich.co.uk

BE OUR GUEST

As we rapidly approach the festive season with its inevitable drop-ins from family and friends, it's time to get your spare room vistor-ready...

Story: KARA O'REILLY

Paint effects

Give your spare room an individual touch by painting key furniture in an eye-catching colour. It's a great trick for pulling together a mix of pieces from different sources, whether vintage or modern. **Walls painted in Amsterdam Green and Duck Egg Blue wall paint, both £39.95 for 2.5l; bedframe painted in Aubusson Blue chalk paint, £19.95 for 1l; cabinet painted in Paris Grey Chalk Paint, £19.95 for 1l, all anniesloan.com**

Sofa, so good

No spare room? Not a problem. The latest generation of sofa beds have been designed to be genuinely comfortable – unlike that put-me-up you had to camp out on at your grandma's.
Bluebell three-seater sofa bed in Olive matt velvet, £2,570, sofa.com

Duvet day

Colourful bedding is back in vogue big time, so why not take it up to the next level by introducing some bold print designs for your guest room linens?
Grassflower double bed linen set, £95, clarissahulse.com

Colour co-ordinated

You don't have to redecorate a neutral room to update it. Instead embrace it as go-with-anything base and use layers of pillows, throws, duvets and rugs – plus the odd choice piece of furniture – to add vibrant on-trend colours and prints.
Dahlia king size bed frame in navy, £795; plain top blanket box in Forest, £425, both buttonandsprung.com

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Match don't mix

Create a pulled-together spare room scheme by furnishing it from a selection of co-ordinating pieces. With the kinds of on-trend furniture ranges now on offer in various interior collections, it will look contemporary rather than cheesy.

Minta double bed, £650; Minta chest, £595 and Minta bedside table, £180, all habitat.co.uk

Divide and conquer

A spare room is one of those spaces where you can be a bit more creative in your decorating choices – be inspired to try out different paint effects, such as this graphic duo toned wall.

Wall painted in Palm Springs feature wall matt emulsion, £14.50 per 1l, and Clay White matt emulsion, £18 per 2.5l; Mirror painted in Tibetan Gold non-drip gloss, £16 per 750ml, all crownpaints.co.uk

Storage sorted

It's that perennial issue: what to do with the additional linen needed for a guest room? One solution is to invest in a storage bed that has plenty of useful space in its base to store all those bedding extras.

Emilia ottoman bed, from £2,760, andsotobed.co.uk

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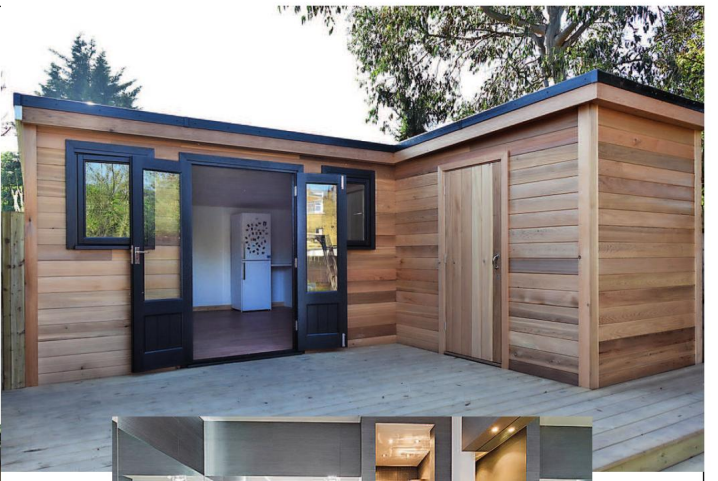

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Overnight success

Five top tips for guest bedrooms from interior designer Joanna Wood (joannawood.co.uk)

1. Symmetry in a room is calming and pleasing to the eye, perfect for guest bedrooms. An easy place to start is with the bedside tables – on either side of a double bed, or in-between twin beds. Then think of cushions, accessories and artwork.

2. Layering in a guest bedroom is an effective way to make a room feel lived-in. Throws and decorative cushions over crisp sheets make it feel special and not an ignored area of the home.

3. Much like layering, ensuring there are a number of different textures in the room makes it feel less clinical. Rustic woods, marble surfaces and faux fur rugs will all invite in your guests.

4. Lighting needs to be bright enough for tasks, such as getting dressed, but also soft enough to ensure guests can wind down for a good night's sleep. I always add a reading light so people can find their way to bed after turning out the main light.

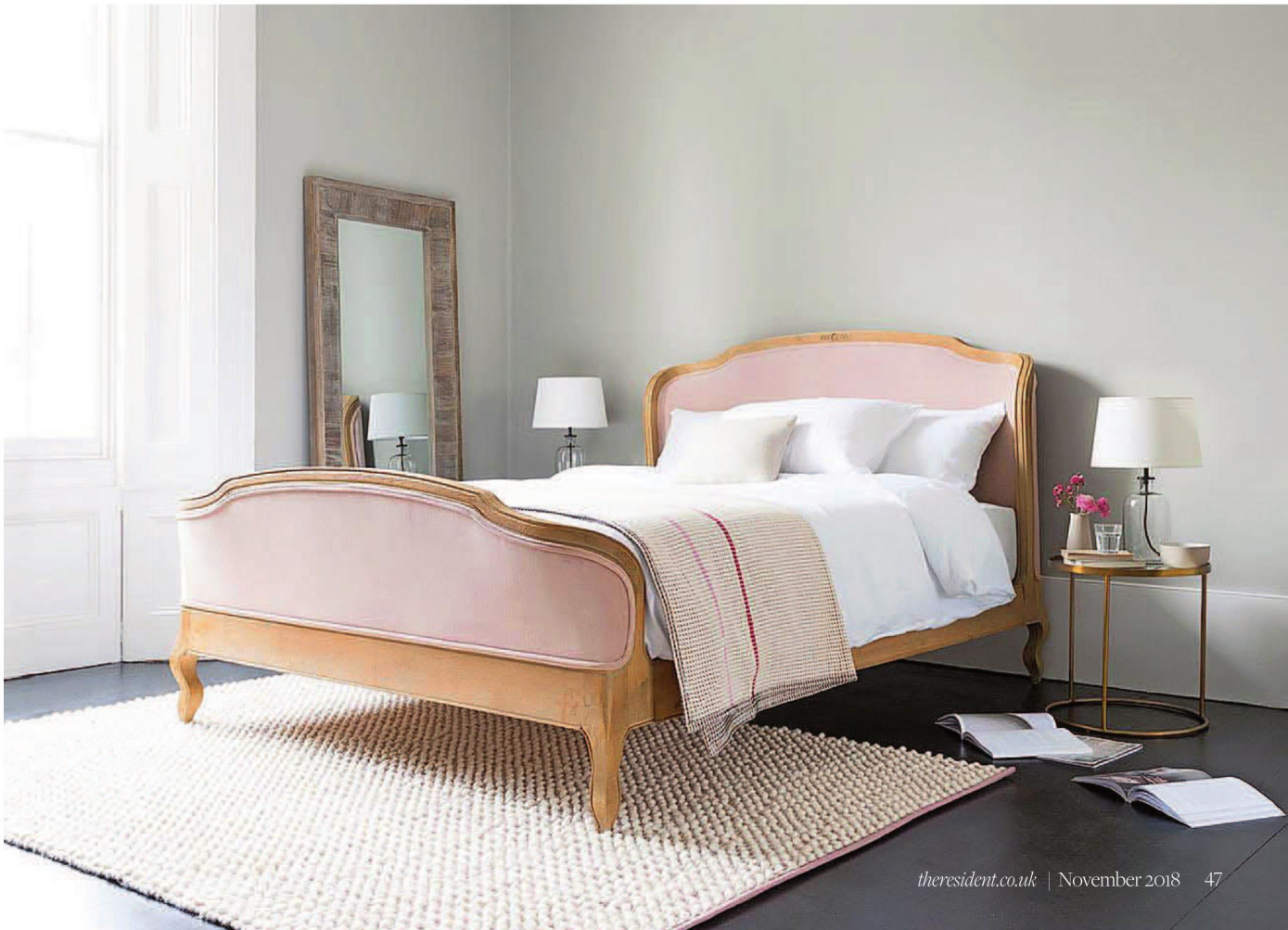
5. Fresh flowers are a thoughtful finishing touch. They brighten and give life to a bedroom whilst making your guests feel appreciated.

Personal space

Try out a bit of boutique hotel bedroom styling. Decorate with striking feature wallpaper and create a welcoming chill-out zone for guests by adding a relaxing seating area.
Magnificence mattress with Viceroy divan, from £11,215, vispring.com

Keep it simple

Sometimes all you need to make your guests welcome is a comfy bed. Choose a style that makes a statement in its own right – all the upholstered varieties now widely available tick this box.
Joelle bed, from £1,095, loaf.com



TOP

Set the scene for the season's entertaining with the ultimate modern luxe look for your dining space – it's all about rich hues and materials

Story: KARA O'REILLY

Etta extending dining table by Matthew Long, £750; Talia dining chairs, £95 each; Alexander rug by Martha Coates, £250; all other items, from a selection, all habitat.co.uk

TABLES

1. Long-handled gold servers, £16, *curiousegg.com* **2.** Star gold-foiled paper cocktail napkins, £4.50 per pack of 16, *talkingtables.co.uk* **3.** Saapaivakirpa serving platter by Marimekko, £73, *cloudberryliving.co.uk* **4.** Aurelia carafe, £36, *lsa-international.com* **5.** Scales fine bone china napkin ring, £12.50, *rorydobner.com* **6.** Gold angular candleholder, £15, *jdwilliams.co.uk* **7.** Black and brass round coasters, £34.95 for set of six, *thelibracompany.co.uk* **8.** Green marble trivet, £16, *debenhams.com* **9.** 12-piece dinner set, £165, *saramiller.london*

Beetle dining chairs, from £262 each, and Semi Pendant light in brass by Gubi, £326, all nest.co.uk

10. Coolers crystal water jug, £79, *dartington.co.uk* **11.** Round leopard print tray, £29.95, *audenza.com* **12.** Velletri brass-plated chandelier, £385, *grahamandgreen.co.uk* **13.** Diner 125 pendant in polished brass by Davey Lighting, £929, *originalbtc.com* **14.** Bimba dining table in black marble and brass, £499, *made.com* **15.** Blaze brushed brass cocktail shaker, £20, *made.com* **16.** Bronte chair in plush velvet, £399 per pair, *heals.com* **17.** 1948 dinner plate, £48, *uk.jonathanadler.com* **18.** Newstead metal candelabra, £25, *habitat.co.uk* **19.** Eteri claret jug, £54, *oka.com* **20.** Cimba green velvet chair, from £650, *ligne-roset.com* **21.** Tortoiseshell glass hurricane, £35, *sophieconran.com* **22.** Barwell cut-crystal ice bucket, £125, *sohohome.com* **23.** Tama bar cabinet, £5,590, *chaplins.co.uk* **24.** Brass and glass display table, £275, *coxandcox.co.uk* **25.** Ziggy Brook framed print, from £219, *attikoart.com* **26.** Golden Egg salt and pepper set in polished brass, £76, *oka.com* **27.** Yoko sideboard, £699, *johnlewis.com* **28.** A by Amara Paloma 24-piece matt gold cutlery set, £250, *amara.com*

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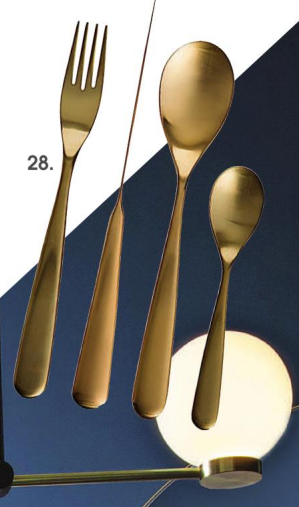
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Clay dining table in lava stone by Desalto, £6,079; Laclasica armchair by Stua, from £539; Balance pendant light, £199; Fine Edge gold over mantel mirror, £499, all heals.com

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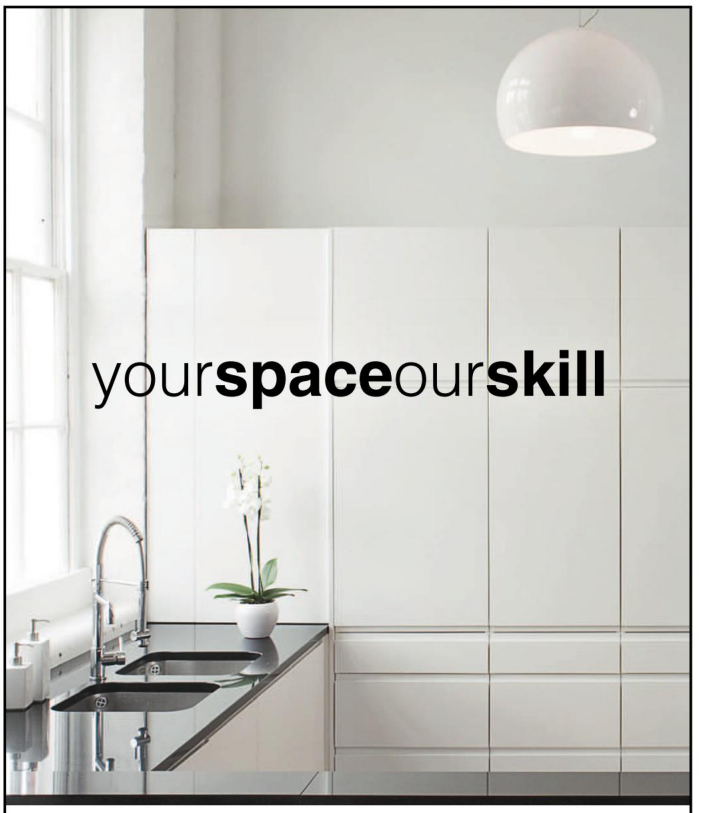

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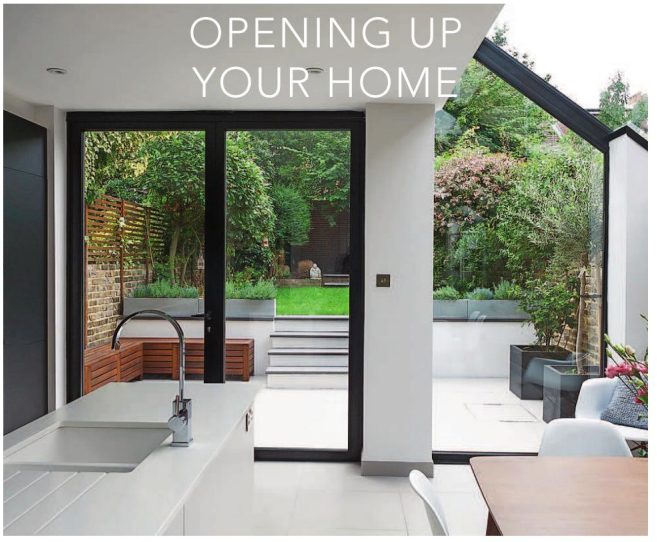

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Best of houzz 2018 SERVICE

HOMES INSIDER

Kara O'Reilly rounds up the latest in interiors

KARA'S CHOICE

French lessons

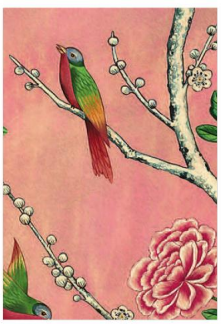
We all know that the French have a certain je ne sais quoi with regards to fashion and food, but former Chanel muse Ines de la Fressange proves it also applies to their interiors in her new book, a stylish look at 15 rather envy-inducing Parisian homes. She and her co-author, Marin Montagut, show the French approach to eclecticism, dubbing it 'neo-deco'. It's all about a curated mix of vintage and new, luxe and simple, in a considered edit that is definitely more chic than shabby. Even better, it's full of do-able tips on how to recreate key looks from each home showcased. You'll be booking Eurostar tickets to head over to the Marchés des Puces (Parisian flea markets) before you know it. *Maison: Parisian Chic at Home* by Ines de la Fressange and Marin Montagut, with photographs by Claire Cocano (Flammarion, £30).

Persons of interest

JULIET THORNBACK & DELIA PEEL

One of the first things one of my best friends did when she moved out to the country was to buy some limited-edition Thornback & Peel prints for her new kitchen. Her purchase sums up the wide appeal of Juliet and Delia's work. Since they first met in 2003, their exquisitely rendered, vintage-leaning, illustrations of foods, plants and animal life have always been given a quirky twist by the way the duo combine and then screen-print them onto a whole host of kitchen textiles, tableware and much else besides. Whether it's rabbits and cabbages or jellies and cakes, their designs are perfect for jollying up day-to-day life. From £11.50 for a napkin, **thornbackandpeel.co.uk**

HOT OFF THE PRESS



Sister act

Combine Danika Pope's self-taught approach to pattern-making – which merges photography, screen print and digital art – with her sister Kimberley's expertise as a film-industry concept artist and illustrator – her work has featured in the likes of *Star Wars – The Force Awakens* and *Wonder Woman* – and you end up with their wallpaper brand Sand & Sushi. Their vibrant, mostly nature-inspired, prints demonstrate the sisters' passion for pattern and colour and give a modern spin to designs reminiscent of high Victoriana. Think William Morris meets Crayola colours. Any one of their creations would make for a striking feature wall design.
From £165 per 10m roll, sandandsushi.com

Mini trend Gen Z Yellow

Misty yellow armchair, £595; Misty yellow footstool, £195, both habitat.co.uk

Pop decanter, £168, uk.jonathanadler.com

Dita cabinet, from £1,623, ligne-roset.com

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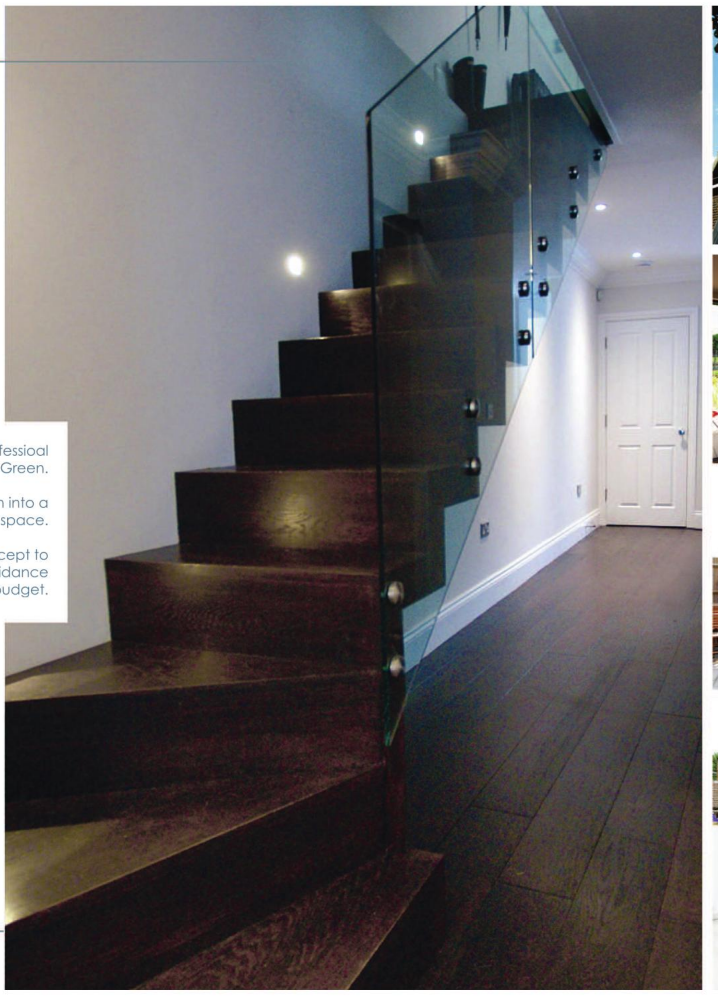

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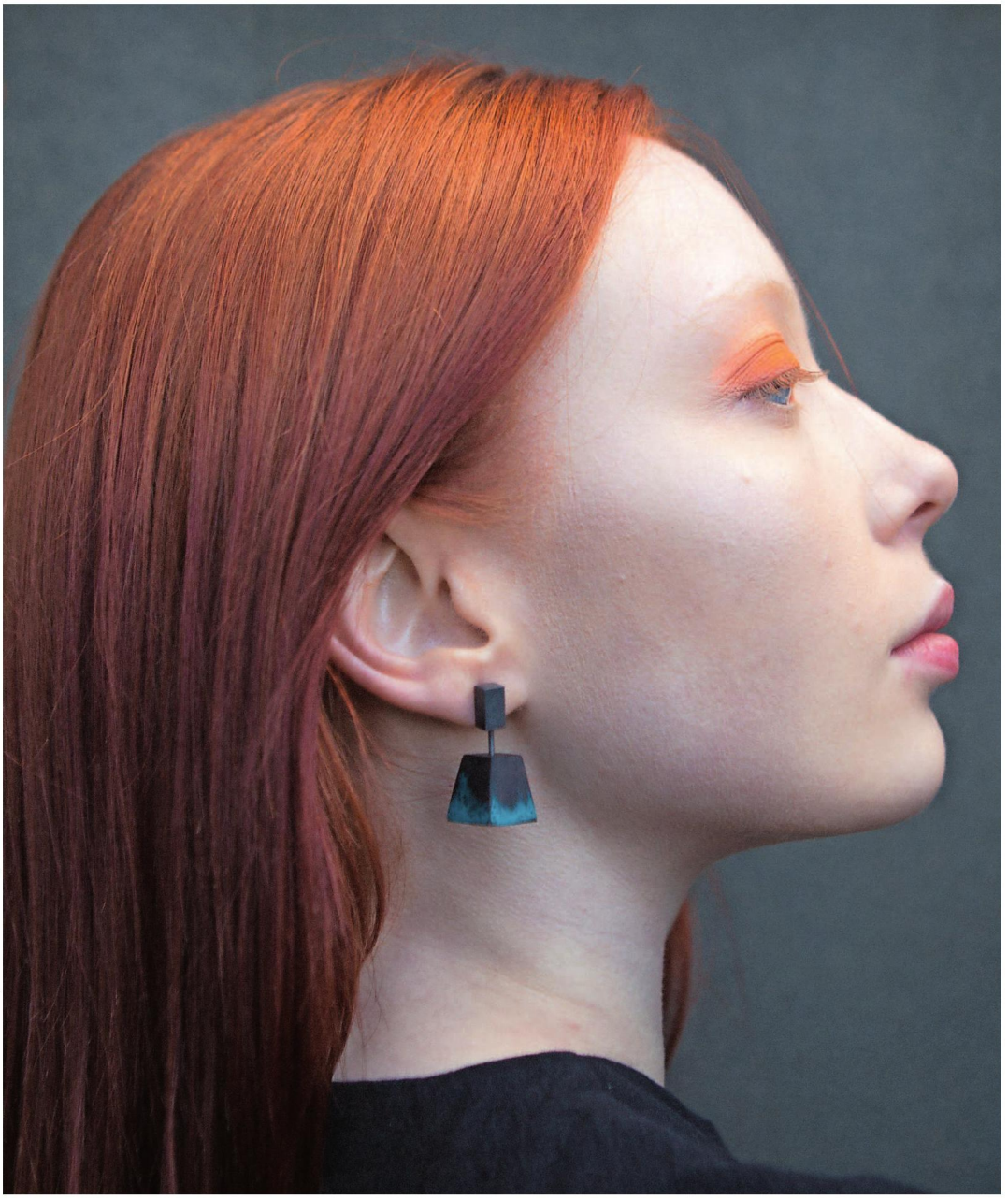


CREDIT: HAYLEY GRAFFLIN - FLEETING (TURQUOISE PYRAMID), EARRINGS-AFRICAN BLACKWOOD, SILVER, BRASS, LOW TEMPERATURE ENAMEL. PHOTO-NIAMH CLEARY. £40

ALL THAT GLITTERS

This month marks the beginning of Dazzle, a pop-up exhibition of top young designers and makers who have been handpicked from 2018 graduate shows alongside an international line-up of jewellery's biggest names. Open daily from 11 November until 6 January at gallery@oxo in Oxo Tower Wharf, the contemporary jewellery fair will have over 4,000 handmade pieces for men and women on sale, created by the 80 designers chosen to be showcased. Amongst their biggest ever crop of talent, established names like DeeLyn Walsh and Sue Gregor will be at the Dazzle fair, alongside new talent including Hayley Grafflin and Allie Anderson.
gallery@oxo, Oxo Tower Wharf, Bargehouse Street, Southbank, SE1 9PH; dazzle-exhibitions.co.uk

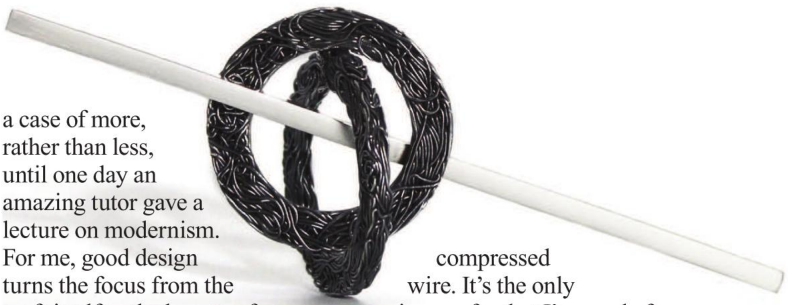
FINDING FORM

Brixton jewellery designer Elisavet Messi reveals the inspiration behind her unique sculptural pieces

Words: MARY-JANE WILTSHER

Elisavet Messi is a busy woman. The Greek-born, Brixton-based jewellery designer, who this summer beat hundreds of other candidates to win the chance to showcase her work at the International Jewellery London show, is in the midst of developing her Fragments collection – a 10-piece range that epitomises her minimalist, precision-crafted aesthetic – all the while darting across London to teach at The British Academy of Jewellery in Hatton Garden. 'It was a great honour to be selected – but one that involved a lot of preparation!' laughs the designer.

Today, the 27-year-old works out of her Brixton studio, but it hasn't always been that way. 'Coming from Greece, I didn't have the luxury of a family home to use as a base after graduating,' she says. 'I was working non-stop to save money and transformed my bedroom into what I used to call "the bedworks". All my income went on tools and materials.' Her aesthetic has evolved over the years, too. 'Interestingly, it was originally a case of more, rather than less, until one day an amazing tutor gave a lecture on modernism. For me, good design turns the focus from the craft itself to the beauty of the materials used.'



Now 'the bedworks' is long gone and Messi has carved herself a niche with her sparing, sculptural pieces, which draw on a rich mood board of influences ranging from geometry to Yves Klein blue and the Suprematist architecture of the 1920s. She is passionate about using fairtrade and recycled materials, and particularly intricate wire work, which she likens to 'lace-making or filigree'. 'What I often find beautiful is appreciating what is there already,' she says. 'My favourite piece of all time is the "broken link" brooch, a chunky oval link featuring our signature compressed wire. It's the only piece so far that I've made for myself.'

Messi takes her love of design from her mechanical engineer father, who raised her in his workshop, and her eco-friendly ethos from her 'slow living family', who gifted her with a 'proper Indiana Jones imagination' and a childhood close to nature, spent exploring the idyllic mountains, rivers and beaches of rural Greece.

As a teenager, she set her sights on a career in fine art, but a simple test devised by her father changed that. 'He set me a task of making something with function, following actual measurements and laws of physics,' she explains.

'For me, good design turns the focus from the craft itself to the beauty of the materials used'

That 'something' was a ring made of steel – and the young Messi promptly fell in love with jewellery design. Now she imparts that same love to her own pupils. 'When I teach, I learn a lot by seeing how my students perceive making. There's that amazing gift of not knowing the possibilities of a new craftsman.'

Messi's vision for her business is global. 'The big dream is to be able to travel the world with my work and get further training in areas that are not my forte,' she says. 'That's slowly happening, starting soon with trips to Malaga and Netherlands.'

For now, though, there's plenty of pleasure to be found in Brixton. When she's not in the studio, you'll find the designer eating Osaka-style okonomiyaki in Okan or catching gigs at The Windmill. 'I absolutely adore the music scene and second-hand bookstores in the area, and the food can be a real experience,' says Messi. 'Book Mongers is the friendliest store with incredible music and an adorable dog, plus an excellent collection of books on cinema, theatre and design theory.'

Given the trajectory Messi is on, it seems unlikely that she needs any books on the latter. ■

elisavet-messi.com

Protect your teeth

Sparklysmile tells all in Bruxism awareness week 2018

They say 10 million people in Britain suffer from bruxism and so it could be you or your partner. So what is it, what are its effects and what can be done to help?

Simply put, bruxism is the grinding or clenching of your teeth when you are awake or asleep. In normal use, believe it or not, your teeth only contact each other for a couple of seconds a day. Even when eating they just glance past each other for milliseconds. Most people who clench or grind their teeth aren't aware they're doing it. It often happens during sleep or while concentrating or under stress. Whilst reading this, your teeth should not be in contact.

Bruxism is nothing to be ashamed off or deny. Bruxism can contribute to chronic tension headaches, migraine, stiff neck, jaw aches and clicks, worn teeth or regularly breaking your teeth. Sparklysmile Dental Practice can be the place to go to ease these seemingly unrelated aches and pains. Phil Eisenberg and Iain Soulsby at Sparklysmile have trained in the UK and USA in jaw joint problems and managing bruxism. They may be able to help with a drug free, custom-made bite guard, known as a B-Splint worn at night or when you are feeling stressed. Alternatively, a few simple exercises and avoiding certain foods can allow the muscles to settle and the symptoms of bruxism to ease. Sometimes an invisible appliance worn in the ear may be recommended (Cerezen) to relax the muscles or some carefully placed botulinum toxin can reduce the strength of over developed jaw muscles easing away problems.

If you have already worn or broken your teeth then the team at Sparklysmile also have the skill and expertise to rebuild your smile and then you can look at ways to protect it. If you suffer or know someone that suffers from the symptoms of bruxism why don't you call for a free consultation, meeting Alice, their knowledgeable treatment coordinator and tell them your story. Sparklysmile will definitely go the extra mile to see what they can do to help.

Bruxism awareness week 25th to 31 October 2018. ◆

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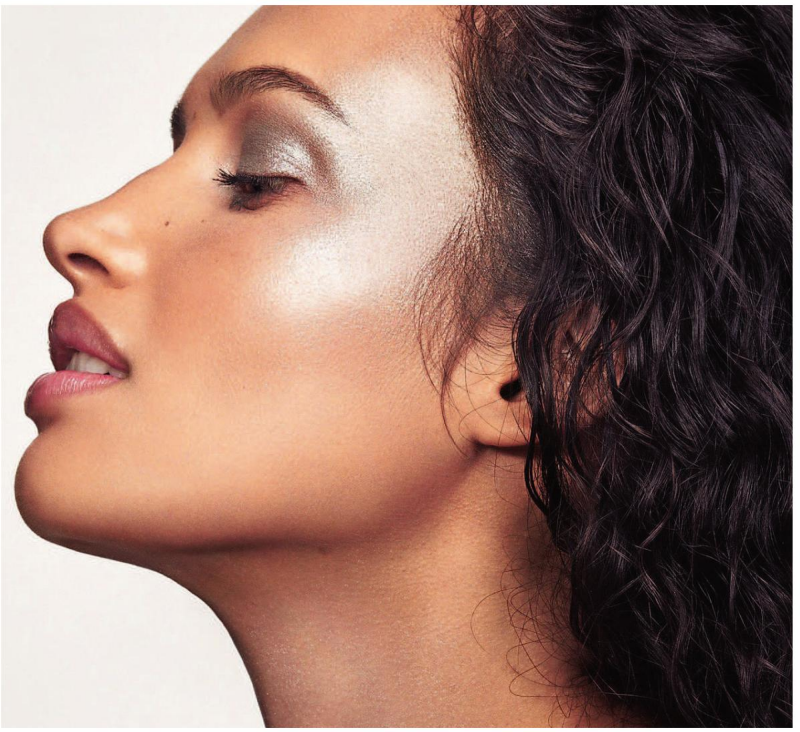

CAUSE TO SHINE

Buy the new Fenty super-charged Killawatt Freestyle Highlighter in limited edition platinum and you'll be supporting a great cause. The Clara Lionel Foundation was set up by Fenty's creator Rihanna as a non-profit organisation to honour her grandparents. CLF supports and funds groundbreaking and effective education, health and emergency response programmes around the world – and 100 per cent of every purchase goes to the charity.

Killawatt Freestyle Highlighter, £26, fentybeauty.com

Take a brow

Beauty's obsession with brows and eyes has never been stronger and one brand that has led the way is Revitalash.
By focusing on the specific areas of brows and lashes they've deservedly become a leader in the luxury cosmetics market. Revitalash was created by Dr Michael Brinkenhoff for his wife Gayle, who was battling with Metastatic breast cancer. Following treatment her lashes became brittle and lifeless so he created a conditioning treatment to help her. There are so many favourites in the collection but I love their multi-tasking, breakthrough Hi-Def Tinted Brow Gel.
£32, harveynichols.com

GET LIPPY

Finding the perfect lipstick isn't easy – I should know as Bobbi Brown has just discontinued my signature shade, but Chantecaille's new Lip Veil may just be a contender for my favourite. It's revolutionary in that it feels so light on the lips and yet the pure pigment is delivered in one stroke. I love the way it feels so creamy and nourishing and it is the first lipstick the brand has created exclusively in support of a conservation project, Space for Giants, which protects the migratory paths of elephants.
£38, chantecaille.com

WORDS: JANET REEDER

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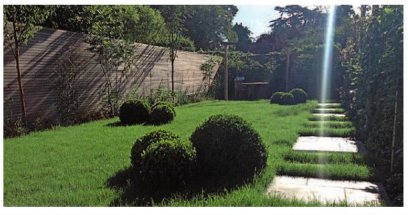

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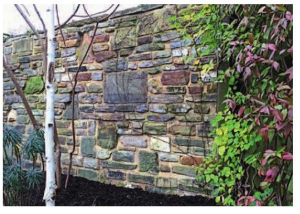

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British Association of Landscape Industries BALI

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FUR ENOUGH

Gucci has taken a stand against animal fur, while brands like Stella McCartney, Vivienne Westwood and Tommy Hilfiger have been fur free for years. Michael Kors and Jimmy Choo plan to be fur free by next month and many other brands are following suit. The truth is that there are so many lovely faux fur substitutes around these days we don't really need to wear the real thing anymore. One of the staples of your winter wardrobe should be a faux fur scarf. It adds a touch of glam to a plain polo or classic coat and feels so gorgeous. I love this Faux Not Fur scarf.
£250, selfridges.com

Flower power

Who says you can't blossom out with florals and not feel fierce? It's time that power dressing got playful and the delightful prints featured in the latest collection from Emily & Fin feature hand drawn prints that are the right side of ditsy. They're the perfect statement pieces for the office that you can wear for drinks afterwards! You can go matchy-matchy with the culottes and shirt, or throw on the top with jeans or a fitted trouser.
Blouse, £69, and culottes, £79, emilyandfin.co.uk

3 *of the best SEQUIN SKIRTS*

Blue, *£48, simplybe.co.uk*

Gold, *£69, marksandspencer.com*

Stripes, *£50, next.co.uk*

BEAUTIFUL INSIDE

Designer handbags are not only fabulous statement symbols, they are also prized investment pieces with some brands commanding thousands of pounds at re-sale. Now Handbag Angels have come up with the perfect way of protecting your arm-candy: handbag liners. They've been created in bespoke sizes to suit various brands and are available in a range of coloured premium felt, to match or co-ordinate your handbag.
Prices start at £22 and they are available at handbagangels.co.uk

WORDS: JANET REEDER

WINTER warmers

Five ways to get inspired and keep active through the cold and dark months

Words: JUDITH PALMER

PHOTO: DEKLOFENAK / GETTY IMAGES/ISTOCKPHOTO

Indoor cycling

Avoid the cold weather and the need for endless layers and take up cycling indoors instead, where you will burn calories, build muscle strength and improve your cardio endurance. The UK has a lot of great tracks on offer including the Lee Valley VeloPark at the Olympic Park in London, and The Chris Hoy Velodrome in Glasgow. However, if they're not local, you could always try spinning – most local gyms host spin classes, while some studios take things up a level with lighting and music.

PHOTO: ZSV3207 / GETTY IMAGES/ISTOCKPHOTO

Ice skating

One of the most popular winter sports to watch, ice skating is great to improve your health and fitness. It improves balance, joint flexibility, and with all the focus on lower body movement it offers great exercise for the leg muscles, building and toning them up over time. There are pop-up and permanent ice rinks all over the country, but some of the best include the beautiful pop-up rink at Hampton Court, Greenwich Wintertime Festival ice-skating rink, Somerset House, Alexandra Palace, Canary Wharf ice rink and, of course, the Natural History Museum.

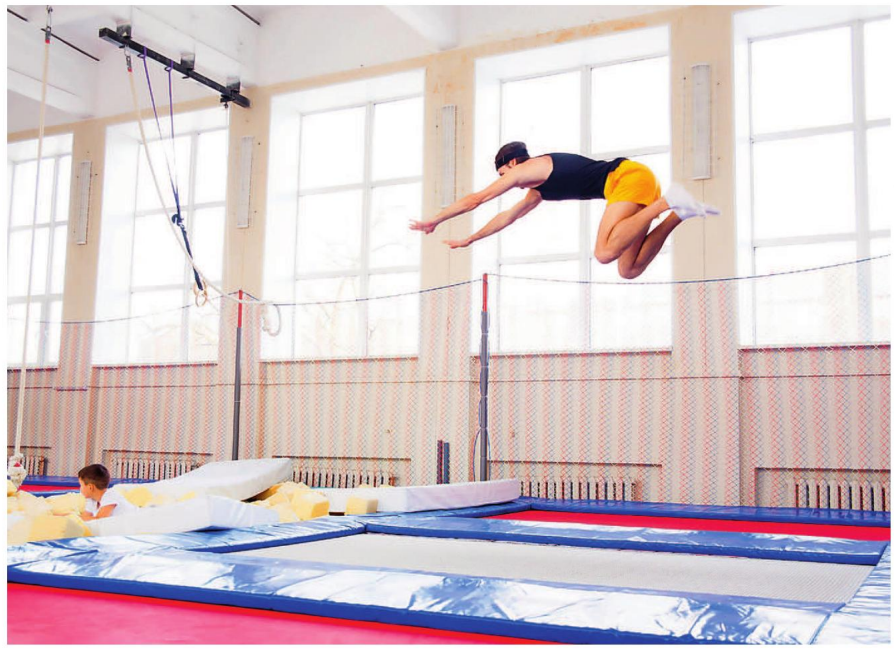

PHOTO: ELENANICHIZHENOVA / GETTY IMAGES/ISTOCKPHOTO

Trampolining

If you are looking for a low impact indoor sport that is a fun way to forget about the cold weather outside, trampolining might just be the answer. It provides a vigorous aerobic workout that burns calories, but it's easy on your joints as the impact is absorbed by the mat. Trampolining is also a very accessible sport, because you don't even have to leave your home, with small single person trampolines readily available on the high street. Alternatively, there are trampoline parks with their own workout classes popping up around the country, and for those wanting to learn some real skills, British Gymnastics have clubs across the UK for all ages to join.

british-gymnastics.org/discover/trampoline

PHOTO: MIVPIV / GETTY IMAGES/ISTOCKPHOTO

INDOOR CLIMBING

Get a taste of the outside without the cold and give yourself a whole body workout, by finding your local indoor climbing wall. It's a sport that is both a great strength and cardio workout combined in one. In a single session your heart rate increases, muscle is built, stamina is improved, and regular climbers tend to have a lower body fat percentage. It can also be a great social activity as you create close bonds with those spotting for you. There are climbing centres located all over the UK, which offer beginners classes with qualified instructors to get you started.

thebmc.co.uk/find-a-climbing-wall

PHOTO: VIKTORCAP / GETTY IMAGES/ISTOCKPHOTO

RACQUET SPORTS

If you are looking for an indoor sport to take you through winter and beyond, why not try a racquet sport like badminton or squash. They are both great for developing hand-eye co-ordination, as well as flexibility, and if played properly are very good at improving your fitness level, as they should have you running, jumping and even diving. They are also fun social sports, whether you play against old friends or even make some new ones. Most local gyms and clubs have courts available to hire for either a one-off fee or make the commitment and book a regular slot.

clubfinder.badmintonengland.co.uk

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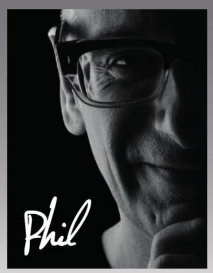

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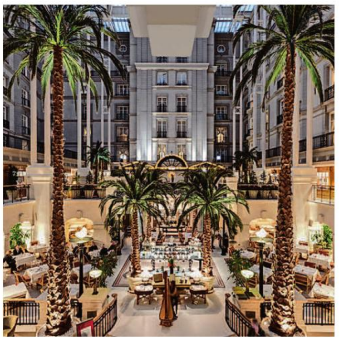
AUTUMN DAZE

It's the season of hibernation and snuggling up, so why not find somewhere in or around London to lay your head in style

Words: BETHAN ANDREWS

It's often one of the favourite times of the year for people to sneak away for cheeky hotel weekends and spa breaks, in a bid to make the most of the dark evenings, to hide away from the cold weather in style and to start feeling the pure romance of the festive season that is ahead.

So we thought we would help you out with some inspiration, as there are some wonderful new offerings, as well as some fabulous old places that, only being in or around London, are shouting out for you to escape to.



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The Landmark London is delighted to announce the hotel has been awarded the exceptional Platinum Level, Investor in People Award for their continual commitment and dedication to employee development and team engagement. An outstanding accolade no other hotel globally has managed to achieve. Following an intensive three-year journey and previous Gold Level accreditation, The Landmark London is now the first and only hotel in the world to be awarded the Platinum Level by achieving the highest score in accommodation business sector globally. Head there now!

THE FARNCOMBE ESTATE

The much-loved Farncombe Estate is a bucolic playground of patchwork green fields and rambling woodland overlooking the picturesque Cotswolds village of Broadway, home to the award-winning Dormy House, Foxhill Manor and The Fish Hotel. Recently, the introduction of five luxury Hideaway Huts at The Fish is the final component in a series of extensive renovation projects. Joining the recently refurbished six-bedroom farmhouse, Martin Burge's seafood-inspired restaurant, Hook, and trio of woodland treehouses, the huts mark the completion of a four-million pound renovation project at The Fish. Elsewhere, soon-to-launch innovative wellness experiences at Foxhill Manor and revitalised culinary offerings at Dormy House ensure this Cotswolds favourite has something for everyone.

THE ACADEMY

The Academy Hotel, London's most exciting new boutique property, is excited to share details of its multi-million-pound interior redesign by world-renowned New York-based firm, Champalimaud. Located on the leafy streets of Bloomsbury in London's West End, the hotel is the latest addition to the prestigious YTL Hotels UK portfolio. Champalimaud has worked closely with the team to convert five Georgian townhouses into a charming, sophisticated and historically relevant hotel in London.

THE GAINSBOROUGH BATH SPA

The Gainsborough Bath Spa has been awarded three prestigious placings in the 21st *Conde Nast Traveller* Readers' Travel Awards. The five-star Bath hotel, YTL Hotels' first to open in the UK, placed second in Top UK Hotel Spas, placed ninth in Top UK Holiday Hotels and included in The World's Top 100. What are you waiting for?

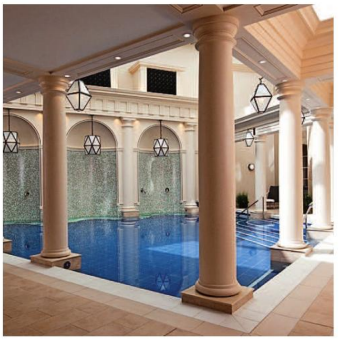

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PHOTO: AMPAK / GETTY IMAGES/ISTOCKPHOTO

CHILD'S PLAY

As statistics reveal that fewer students are taking up creative subjects to higher levels, what will the impact be on the diversity of education curriculums and the professional world?

Words: FAY WATSON

While not every drama GCSE hopeful will become the next Judi Dench or Gary Oldman, there is little doubt that studying drama at school can be revolutionary in developing confidence, allowing pupils to think creatively and introducing a bit of fun into an increasingly academic workload.

For this reason, many were concerned at the findings in the September 2017 report from the Education Policy Institute revealing students taking arts subjects to GCSE level in 2016 had fallen to the lowest in a decade.

Chair of The National Association for the Teaching of Drama, Liam Harris, explains that one reason cited as a factor in the reduction is the introduction of school accountability measures EBacc and Progress 8, as they place smaller emphasis on arts. 'Because of the progress measures and the way that schools are assessed, those progress measures then force schools to give advice to students or structure their entire curriculum offering in certain ways, which is often to the detriment of students having a full-on artistic choice or a full range of arts to choose from,' Harris says. 'So all of a sudden you'll have music, art and drama in one option block, which means that students can only choose one of those things.'

As a result, he admits he's been having a lot more conversations about what drama will offer students in a career, rather than students taking the course for passion alone. But Harris stresses: 'Education should be about developing well rounded human beings, not just what the economy needs or what we want them to do in a workplace.'

National Theatre's Let's Play, launched by Sir Lenny Henry

This perspective is shared by extra-curricular programmes designed outside of the classroom to help a cohort of young and diverse actors fall in love with drama. These vary in scale, ranging from the National Theatre's Let's Play initiative to get primary school students acting (which was launched by Sir Lenny Henry), to Open Door, a programme helping young people from minority backgrounds get places at prestigious drama schools.

Actor and founder of Open Door, David Mumeni, launched the programme in response to the narrowing talent pool the industry is receiving, which he feels comes partly from a lack of funds and limiting of opportunities early on. 'The industry has changed very quickly over the last seven years,' he explains. 'And the infrastructure hasn't been there to support young talent of quality coming up to meet the demand, due to cuts in the Arts, the Arts itself being taken out of the curriculum, rise of tuition fees, train prices rising, and audition fees rising.'

Open Door tries to make up for these inequalities on students with less resources and with over 200 recalls, 86 final rounds and 34 offers between their cohort so far, it certainly proves that the talent is there – it just needs to be nurtured. 'We need to support young actors who may not know that they can access this training, or even that it exists,' Mumeni adds. 'It's important they know there is a place in the industry for them.' ■

Find out more by visiting opendoor.org.uk

GIRL POWER

Headmistress of Sydenham High School GDST on the perks of girls-only schools

Words: KATHARINE WOODCOCK

At the start of the 20th Century less than 25% of girls aged between 12 and 18 attended any type of school. Pioneering women such as Mary Buss and Maria Grey were instrumental in paving the way for girls to be educated. Today, the girls-only sector still has a strong presence, with a number of successful single-sex schools proving that this model works. In the words of Dr Kevin Stannard 'the girls-only school sector stubbornly refuses to die'. As a leader of a girls' school, one of 25 schools in the Girls' Day School Trust, I am clear as to why this route works.

The debate around co-ed or single-sex is certainly not new and, given that men and women coexist throughout daily life, it is understandable that many might

question how single-sex education can offer the best preparation for adult life. Yet, there is plenty of research to demonstrate that girls do better academically, as well as socially and emotionally, in a single-sex environment.

I am a firm advocate based on my experiences as a teacher, as well as a parent. I believe and recognise that girls and boys learn and develop differently, and in a single-sex environment have a greater opportunity to flourish. In a girls-only environment, stereotypes fly out of the window and everything is an option. Girls are free to take greater risks in their learning, and not be afraid of making mistakes. There are fewer distractions and inhibitions with no boys in the classroom complicating the social strata. In a world where inequalities still exist in so many quarters, it is imperative that young women are encouraged to step up from the youngest possible age and to own and celebrate their successes. By focusing on, and understanding exactly how girls learn and develop, they can be themselves. Empowering every girl to be aspirational in all walks of life, developing her growth mindset, as well as her resilience, empathy and self-belief, will help to ensure that her future ambitions are limitless. ■

sydenhamhighschool.gdst.net

PHOTO BY PHIL RIPLEY; PHIL@RIPLEYPHOTOGRAPHY.CO.UK

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EDUCATION *NEWS*

From works of art to musical notes, the latest from south east London schools

MUSIC TO OUR EARS

Last Sunday 16 September saw the official opening of a new Community Music Centre at James Allen's Girls' School (JAGS) in East Dulwich. The two opening concerts featured performers from both the school and the local community and were attended by special guest Judith Weir, Master of the Queen's Music, and actor Toby Jones, who compered one of the two concerts. As well as featuring world premieres composed by three JAGS pupils past and present, the concerts also showcased two bespoke works composed by JAGS Director of Music, Peter Gritton – one *A Very Young Person's Guide to the Orchestra* played by the JAGS Festival Orchestra, the other a work for orchestra and choir depicting an imaginary journey from Earth To Mars.
jags.org.uk

Secret's out

It's a lucky dip with an astonishing difference. For only £40, art lovers could walk away with an original Tracey Emin as a leading south east London academy school launches an innovative project to raise much needed cash as it, along with most state schools, faces a funding crisis over the next few years.
Thirty of the best art students from The Charter School North Dulwich will get the opportunity to be exhibited and then sold alongside art greats including Tracey Emin, Sir Antony Gormley, Julian Opie and Gary Hume as well as a plethora of talented local artists at the Secret Charter art sale

on Monday 15 October at Dulwich Picture Gallery. The Secret Charter initiative aims to sell over 500 postcard-sized pieces of original art at £40 a piece and in the process raise a substantial sum for The Charter School's art department.
secretcharter.co.uk

ANTONY GORMLEY ANGEL OF THE NORTH (GATESHEAD), 1998
PHOTOGRAPH BY COLIN CUTHBERT, NEWCASTLE © THE ARTIST

Raising awareness

On Friday 21 September Eltham College students held an own clothes day to raise funds to support four Ugandan children that the College is sponsoring through the charity International Needs. Students have undertaken a range of fundraising challenges including the Three Peaks Challenge and Welsh 3000s prior to having the opportunity to visit the country to see how their fundraising monies have made a huge difference.
elthamcollege.london

Opening doors

Bickley Park School, the independent all-boys' Prep School, has just entered its centenary year and boasts a wealth of recognised alumni. Parents and prospective pupils got to see the inner workings for themselves on an open morning on 5 October. Headteacher, Patrick Wenham, says: 'This year we are celebrating our milestone centenary so there is a tremendous buzz around the school.'
bickleyparkschool.co.uk

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PROPERTY

PHOTO BY: MEGAN TAYLOR

SLIM PICKINGS

nimtim architects have completed a dramatic reimagining and reconfiguring of an existing Georgian townhouse in Blackheath for a young family. Following two key principles – doing the most with the least and changing only what needed to be changed – nimtim remodelled the internal layout and rear façade. Of particular note, new sliding doors at the rear make the most of the existing openings and a vast, double height slot window overlooks a newly created double height space. This is part of an extended family space that encompasses kitchen and dining at upper ground and an extended family space/snug in the lower ground floor.

See more of this and other south east London projects at nimtim.co.uk

LANGFORD RUSSELL
The Partnership

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Sales

Beckenham £950,000 F/H

This elegant 1930's family home boasts an impressive 1,850 sq ft of accommodation and occupies a generous plot on one of Beckenham's finest tree lined roads. The property resides within some outstanding school catchments with Alexandra Primary only 0.7 miles away and the Harris Academies for both boys and girls within close proximity too. Energy Efficiency Rating E.

BECKENHAM 020 8663 4433

Bromley £649,950 S/O F/H

Stunning two double bedroom converted apartment, occupying the entire ground floor of a recently decorated double fronted Victorian building. The property also benefits from two spacious reception rooms, modern fitted kitchen with integrated appliances, high gloss units and quartz worktops, as well as a secluded 70ft mature garden with patio. Energy Efficiency Rating E.

BROMLEY 020 8315 5544

Lettings

Beckenham £1,850 PCM

Stunning two double bedroom ground floor maisonette with a private garden and located on the popular Westgate Road. The property is situated in an excellent location close to Beckenham Place Park, Beckenham Junction Station/ Tram Link and Beckenham High Street's array of shops, bars and restaurants. Offered furnished or unfurnished and available now. Energy Efficiency Rating D.

BECKENHAM 020 8663 4433

Bromley £1,500 PCM

Brand new penthouse apartment located just 0.7 miles to Bromley South Station. The apartment is finished to a high standard throughout and comprises two double bedrooms, master with tiled en-suite, main bathroom and an impressive reception area open plan to the kitchen. Offered unfurnished and available now.

BROMLEY 020 8315 5544

Sales

Bromley OIEO £2,500,000 F/H

Built in 2014 and located on one of Chislehurst's premier roads, is this exceptional five bedroom, five bathroom detached family home. This imposing property is architecturally and aesthetically pleasing in its design and offers 5,697 sq ft of well appointed living space and is contemporarily finished to the highest of specifications. Energy Efficiency Rating B.

CHISLEHURST 020 8295 4900

Downe £950,000 F/H

'The Farm House' is located in a beautiful semi-rural setting, surrounded by greenbelt countryside. This beautifully appointed flint cottage built approximately in the 1850s is situated in the pretty village of Downe. The property comprises four bedrooms, three bathrooms and is approached by its own driveway. There is also the possibility of a further land/paddock purchase as a separate transaction.

LOCKSBOTTOM 01689 882 988

Lettings

Bromley £1,850 PCM

Three bedroom semi-detached family home in the sought after Bickley area. The property comprises two reception rooms, fitted kitchen with integrated appliances, downstairs WC, family bathroom and separate WC. The property further benefits from gas central heating, double glazing, large rear garden and garage. Available now and offered unfurnished. Energy Efficiency Rating D.

CHISLEHURST 020 8295 4900

Keston £1,550 PCM

Well maintained three bedroom semi-detached family home with parking to the rear and located on the edge of the pretty village of Keston. Orpington and Bromley South stations are within easy reach and nearby schools include Keston, Hayes, Ravens Wood and Ofsted Outstanding Darrick Wood. Offered unfurnished and available now. Energy Efficiency Rating E.

LOCKSBOTTOM 01689 882 988

Sales

Orpington £1,100,000 F/H

Set on a third of an acre plot and within an area of outstanding natural beauty, is this beautiful four/five bedroom detached home. Meticulously refurbished to the highest of standards, the property will make an ideal home for any family looking for the perfect balance between rural living whilst having amenities and transport within easy reach. Energy Efficiency Rating E.

ORPINGTON 01689 661 400

Hayes £825,000 F/H

This well presented four bedroom, two bathroom detached family home enjoys excellent proximity to Hayes Station and the amenities at Station Approach, being just 0.3 miles away. The property is positioned in a popular residential location with great transport links and is within the Hayes School catchment. Energy Efficiency Rating E.

WEST WICKHAM 020 8432 7373

Lettings

Bromley £1,500 PCM

Charming two double bedroom end of terrace home, located in a quiet road but within walking distance to amenities and Locksbottom High Street. The property is well positioned for some highly regarded schools including Ravens Wood, Darrick Wood, Bishop Justus, Princes Plain and Keston. Offered unfurnished and available now. Energy Efficiency Rating E.

ORPINGTON 01689 661 400

West Wickham £2,700 PCM

Fabulous five bedroom 1920's semi-detached family home offering an abundance of period features. The property is ideally located for Ofsted Outstanding Pickhurst, Highfield Primary and Langley Park secondary schools, as well as West Wickham mainline station (0.9 miles) and also Bromley South (1.1 miles). Offered unfurnished and available now. Energy Efficiency Rating D.

WEST WICKHAM 020 8432 7373

Selsdon Road, West Norwood SE27

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- EER E

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Lordship Lane, Dulwich SE22

Unique top floor split level Victorian conversion flat with stunning views over the city.

£550,000 L/H

- Two bedrooms
- Two bathrooms
- One reception
- EER C

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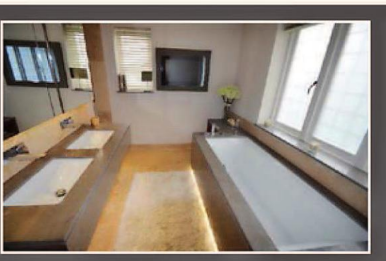

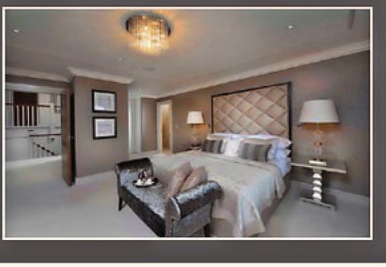
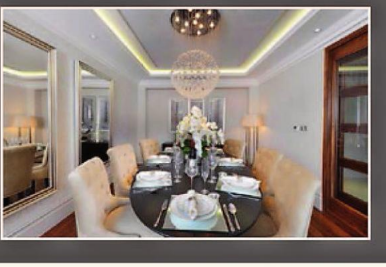

A stylish and luxurious 5 Bedroom 4 Bathroom detached family residence with extremely spacious Arts & Craft style split level accommodation over 3 floors. This elegant former show house has a bespoke interior designed by Alexander James. Luxury fully fitted kitchen-breakfast room, Master bedroom suite with dressing room and luxurious en-suite bathroom are just some of the highlights of this outstanding property.

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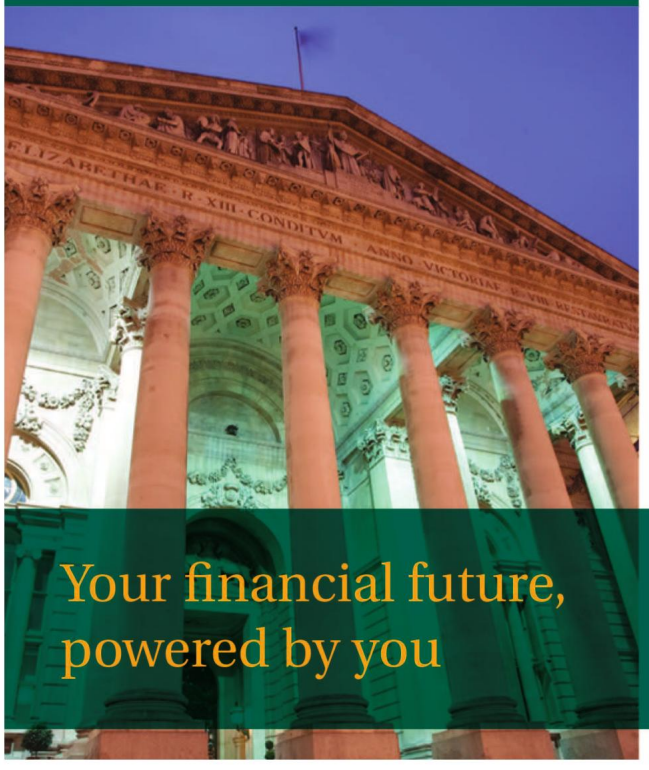

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MONEY TALKS

Why it is important to be financially literate

Words: AKWASI DUODU

One of life's biggest tragedies for me is that we are not taught financial literacy in schools. Look at the maths curriculum of a 15-year-old and you'll find them involved in complex calculations including Pythagoras theorem and intricate algebraic equations. All very clever.

But what is the point of being able to measure the distance between two points on a quadrilateral if you have no idea what the words 'subject to status' mean? Finding x in a bewildering equation full of numbers, letters, fractions and brackets can be immensely satisfying, but what's the use of such a skill if you have no idea what represents a decent interest rate on a loan versus a complete rip-off?

THE BASICS

Children who are lucky enough to have parents who include them in discussions relating to the financial affairs of the family have a clear head start. But this is all too uncommon. Most children grow up in the dark, especially where money is a bit of a taboo subject. They leave home clueless.

Most youngsters will start to learn about money if they pay for their tuition or accommodation with a student loan. Even then, it's not that straightforward. For a start, not many students bother checking their student loan statement. Because there is no immediate need to repay the loan why bother checking the balance? There is so much other stuff to do. The student loan system is cumbersome. Statements aren't sent automatically so to check your balance, you'd need to log in and use the balance calculator. Long. Especially when there are lectures and parties to think about. These five topics would be on my shortlist.

Budgeting: This is where every financial novice should begin. By managing what's coming in vs what's going out, by controlling your spending, you can keep a tight rein on your finances and ensure you don't get into financial trouble. What's more, if there was a recognisable surplus, you could start saving.

The impact of interest: Understanding debit and credit interest is next. I heard of a student who considered borrowing money for a car from payday loan company simply because he knew no better. The interest rate was over 1,000%! The shrewd would seek high credit interest on their savings and look for low interest rates when they needed to borrow.

The time value of money: Little lessons like packing your own lunch instead of buying it from M&S could make a massive difference to your finances. An M&S lunch could cost £6 a day for example, whereas making your own could cost as little as £1.50. A saving of £4.50 per day. Nothing when it's put like that. But that's a saving of £90 per month, or £4,320 over a 4-year university stint.

Maintaining a decent credit record: Your credit history starts as soon as you open a bank account and doesn't finish until you die. Lenders, bankers and employers will all judge you on your credit rating and one mistake could take six years or more to repair. Getting into good habits early on will save you a lot of heartache.

Risk and reward: Understanding the difference between investing in cash assets such as bank accounts and investing in risk assets such as shares would be a valuable lesson. This would prepare youngsters when they had to make decisions in the real world. Decisions like how to invest in their workplace pension, or how to save for a deposit for a property.

There is no doubt that complex mathematical exercises have their place and are good for the brain, but not at the expense of simple common sense everyday knowledge to prevent you from being a sitting duck in the harsh real world of money. Has the time come to include financial literacy in the curriculum? I think so. r

sterlingandlaw.com

FAME AND FORTUNE

The cost of buying a home with an illustrious presence

Words: FIONA BRANDHORST

Would you buy a home with celebrity status? Sales of homes with blue plaques are rare and now even living in the same road as a rock star or politician is worthy of a mention, but does it affect the property's price? 'Blue plaques, compelling histories and famous former residents might add prestige to a property and drive local interest when it's first launched to market, but it's rare that they add capital value,' says Tim Macpherson, Head of London Residential Sales, Carter Jonas. 'Extremely well-known celebrities such as Paul McCartney or David Beckham may generate marginal value, but we find that the quality and design of the house is fundamental to a buyer's final decision.'

Buyers at Chelsea Waterfront's Tower West may have more than just a view of Stamford Bridge Stadium as Chelsea Football Club's owner Roman Abramovich has bagged the multi-million pound penthouse at the top of the 37 floors. Rubbing shoulders with the man himself and maybe a few players could seal the deal for die hard Chelsea fans. The 76 apartments are serviced by a 24/7 award-winning concierge service by Rendall & Rittner. Apartment blocks with facilities such as these carry on average a 30 per cent premium over comparable unbranded concierge flats, according to research by CBRE. Prices start from £2m.

On the opposite bank of the Thames, Battersea Power Station was famously featured on the front cover of Pink Floyd's *Animals* album cover and has appeared in several movies including *Batman*, *Superman* and *The King's Speech*. Now converted into 253 apartments, each has impressive views of the four iconic chimneys against the London skyline. Prices for remaining apartments in the Power Station, which complete in 2020, start from £2.75m.

Flood Street in Chelsea, minutes from the King's Road and Sloane Square, is probably most famous for being home to former Prime Minister Margaret Thatcher when she celebrated winning the 1979 election. Strutt & Parker is selling a well-proportioned three bedroom apartment across the top two floors of a period building in the same street featuring a rare roof terrace ideal for entertaining, for £1.95m, including a share of the freehold.

Just down the road, designer-hungry shopaholics and celebrity spotters would love to live opposite Harrods, so an apartment overlooking the world-famous store in Hans Crescent could be the perfect pied-a-terre. Hamptons International is selling a one bedroom property in an iconic redbrick mansion block with Harrods in view for £1.3m, a share of the freehold and a 993 year lease. Meanwhile culture vultures will appreciate the proximity to the Royal Albert Hall from a two-bedroom apartment with views of a central courtyard in Prince Consort Road in Kensington for £2.85m via Harrods Estates.

Nicknamed the 'hutch on the park' the glamorous Dorchester Hotel on Park Lane was a fashionable 1960s hangout for London's rich and famous. Now the Mayfair Park Residences from luxury developer Clivedale London are set to make their own mark on the social scene. The collection of apartments and townhouses will be serviced by the Dorchester and is set to attract buyers seeking a five-star lifestyle. A 24/7 concierge, valet parking, guest signing privileges, access to the Dorchester's chauffeur driven Rolls Royce and a full range of à la carte in-residence dining from the hotel restaurant will be available. The magnificent penthouse has a rooftop pool and residents-only health club with pool, sauna, gym, treatment rooms and lounge. Completing at the end of next year, prices start from £4.25m for a one-bedroom apartment, two bedrooms £9.6m, and three bedrooms £8.05m. Price on application for the penthouse.

'We find the quality and design of the house is fundamental to a buyer's final decision'

Grade II listed Eagle House in prestigious Wimbledon Village has a blue plaque commemorating Arthur Schopenhauer, a German philosopher who was educated there in 1803. Octagon has converted the property into eight luxury homes just a stone's throw from the village boutiques, restaurants and bars and the Wimbledon All England Lawn Tennis Club. Prices start from £2.75m.

Photos top and far left, Mayfair Park Residences, and below, Battersea Power Station

WOOSTER & STOCK

CAMBERWELL GROVE, SE5 OIEO £1,250,000

Boasting all the trappings of Georgian period splendour while also offering a host of contemporary comforts, this elegant three bedroom townhouse really has it all. Making up part of the much celebrated St George development on Camberwell Grove, this glorious flat fronted beauty effortlessly blends in with its 18th and 19th century counterparts. Inside you'll enjoy tasteful, bright and spacious rooms, fitting decor and top quality fixtures .

CALDECOT ROAD, SE5 £515,000

A light, bright and spacious top floor two bedder – moments from the ever impressive list of social delights of Camberwell. This won't stick around! Purpose built, with fine Edwardian proportions and its own entrance, this flat enjoys a contemporary finish, decent rooms sizes and separate kitchen and living rooms. There is the addition of a large loft space which is being demised to the lease.

GROVE HILL ROAD, SE5 £1,375,000

Resting along the gently sloping, tree lined and perfectly located Grove Hill Road, this handsome five bedroom Victorian home truly boasts the best of all things! Donning numerous elegant original features (namely cornicing, fireplaces, dado rails and ceiling rose), the property has been expertly augmented to include a drop dead fabulous kitchen extension. Parquet flooring, top notch contemporary bathrooms and fitted storage will beguile you further.

CAMBERWELL GROVE, SE5 £750,000

This elegant building (built 1845 and Grade II listed) sits well back from the street with a conserved facade. Inside you'll find glorious period features, high ceilings, two double bedrooms and a huge reception area, not forgetting the apartment comes with its own parking bay to the front of the building. The location is convenient for the amenities of East Dulwich and Camberwell and Denmark Hill station is nearby.

WOOSTER & STOCK

COLDHARBOUR LANE, SW9 OIEO £600,000

This overtly generous split level three bedder is perfectly placed for the buzz of Brixton and can be found on the ground and first floors of a mixed use development. The paint is drying on the walls of a top–notch refurbishment with a slick neutral décor, quality fixtures and fittings, reassuringly well proportioned rooms and a 10 year structural warranty – it's a winner!

DEVONSHIRE ROAD, SE23 £500,000

Situated only a six minute walk from Forest Hill station, you'll find this big first floor flat within Belle Vue Court – a landmark period block with shared garden. You have two double bedrooms, one study (or baby room), a massive reception, a bright eat–in kitchen, modern shower room and a large, leafy shared garden. You'll enjoy original sash windows and fireplace and high ceilings.

CARDEN ROAD, SE15 £1,175,000

We just love these Carden Road houses – handsome period exteriors, high ceilings and impressive solid room sizes. The original features are also noteworthy. This terrific four bedroom number is no exception. Bright, beautifully symmetrical and tastefully presented accommodation is spread over two and a half well proportioned floors.

IVYDALE ROAD, SE15 £850,000

This fine three bedroom period home enjoys an impressive proportion, generous living, slumber and dining spaces and a pretty rear garden. The decor is neutral and sympathetic throughout and your ceilings are suitably high. The accommodation comprises a large double reception, substantial kitchen/diner, three proper double bedrooms and main family bathroom. From here you're within a four minute stroll of Nunhead station.

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PROPERTY *NEWS*

The latest developments and homes launching on the market

The village life

Agora Court, the newest homes to come to market at Berkeley Homes' Kidbrooke Village development, are now available. Agora Court offers an array of apartments with carefully considered layouts, meaning buyers can pick the home that suits them best – whether that's a one-bedroom Manhattan, a one-, two- or three-bed apartment, a penthouse or even a three-bedroom penthouse duplex. All apartments benefit from their own outdoor space, and a number of the terraces and individual glass balconies provide spectacular views over Kidbrooke Village's 35-hectares of parkland, which moves from beautifully landscaped open areas to wilder havens for the local wildlife.

Prices at Agora Court start at £352,500. For more information please visit kidbrookevillage.co.uk or call 020 8150 5151

PROPERTY OF THE MONTH

ANCHOR BREWHOUSE, SHAD THAMES £1.75M

This is a stunning two bedroom top floor apartment in the iconic Anchor Brewhouse conversion, with breathtaking views from the river and south facing terraces.

The impressive reception space with smart kitchen, dining space and sitting area has floor to ceiling sliding glass doors that open the entire front of the property onto a terrace on the Thames, with unparalleled views across some of London's most famous landmarks – not least the iconic Tower Bridge.

At the rear there is a luxurious master bedroom with en-suite bathroom and dressing area, a second double room and another private terrace with stunning south facing views across Shad Thames towards the Shard. The building benefits from a 24 hour concierge and the apartment comes with a secure underground parking space.

For more information contact Savills Wapping on 020 7456 6800

SILKY VENTURE

London developer Mount Anvil, in a joint venture partnership with L&Q, is preparing to launch the much anticipated second phase of The Silk District – The Georgette North – a new collection of design-led homes set amidst a thriving urban quarter in the heart of London's Whitechapel, E1. Delivering more than 100 studio, one, two and three-bedroom apartments, The Georgette North has been intelligently designed inside and out, and is just a five-minute walk from Whitechapel station – soon to offer the Elizabeth line (Crossrail) – and just moments from the City of London, and the East End's rich arts and culture scene.

Prices at The Georgette North start from £458,000 for a studio apartment. For further information, please contact the Mount Anvil team on 020 3930 4287, email whitechapel@mountanvil.com or visit mountanvil.com

THE NAME'S BOND...

Award-winning developer Crest Nicholson has announced the opening of a brand-new development at New Cross Gate. Bond House will comprise a stylish collection of 77 one, two and three-bedroom apartments, with a stunning one-bedroom show apartment now available to view. Apartments at Bond House are designed to maximise space and light. The open-plan kitchen and living areas provide flexibility and a perfect area to entertain guests. Bedrooms are also generously sized, with ample storage space, ensuring that residents at Bond House enjoy a high specification home that surpasses the standards of average first-time buyer properties in the capital. Apartments also feature balconies with many boasting impressive views of the London skyline.

To find out more, please call 020 3437 1663 or register your interest at crestnicholson.com

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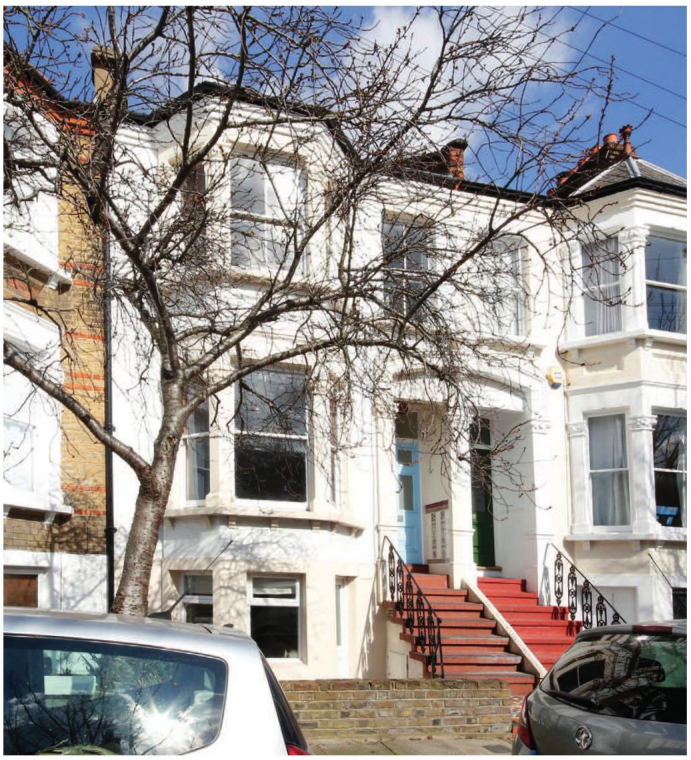

Pendrell Road SE4
Victorian four storey family home situated on this sought after tree-lined residential road in the Telegraph Hill Conservation area with five bedrooms and two bathrooms. This superb family home must be viewed. EPC E.
£1,000,000
New Cross 020 7732 7777

Harcourt Road SE4
Modern mid-terrace five bedroom property hid behind a modest façade. Built in 2007 on the site of an original Victorian house, all aspects have been thoughtfully redesigned to create a modern family/urban home EPC C.
£925,000
Brockley 020 3906 1925

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St. Johns Park SE3
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£800,000
Blackheath 020 8858 2555

Taunton Road SE12
Recently refurbished and extended four bedroom two bathroom Victorian terraced house located within a sought after location in the Lee Conservation area. EPC E.
£800,000
Lee 020 8318 2555

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Manor Lane SE12
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One Reception · EPC Rating D
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Lee 020 8318 2555

Arbuthnot Road SE14
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One Reception · EPC Rating C
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New Cross 020 7732 7777

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Computer generated image of Agora Court exterior is indicative only. Showhome photography is indicative only. Prices and information correct at time of sending to press. *Journey times are approximate only. Source: www.tfl.gov.uk

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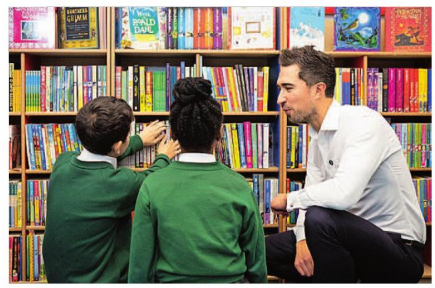
A NEW CHAPTER

The new St. Saviour's Library is unveiled after four months of intensive work and planning



Four months after a chance conversation on a Sunday morning whilst watching their children play football, Robert Sargent, CEO of The Acorn Group, and Jo Chandler, Chair of Governors at St. Saviour's RC Primary, finally saw their vision for a new school library come to fruition. In the company of Headteacher, Dean Houson, representatives from Lewisham Council and Acorn Staff, the St. Saviour's Library was officially opened by Damien Egan, the Mayor of Lewisham.

After months of planning, at the start of the school summer holiday, a team set to work converting an uninspiring room on the upper floor of the school into a bright and vibrant space to spark the pupils' passion for reading. To coincide with the build, Acorn were keen to ensure that the brand new library space was comprehensively stocked; full of both educational and story books for children.

For this they called upon the help of the local community and their staff across South East London and Kent. 'Books for St. Saviour's' was launched, a campaign calling for donations of any pre-loved children's books to help fill the new library. The staff at Acorn rummaged around their kids rooms and parents' attics to collect any forgotten classics to give them a new home, and asked the public and their clients to do the same. The campaign ran across social media, local press, the *Evening Standard* and the *Metro* newspapers.

The success of the St. Saviour's project seems to have started a new chapter for The Acorn Group's community work, as announced by Robert Sargent: 'We know for sure that the local community wish to support projects of this type, so we're going to take the opportunity to carry this forward now. We will keep the appeal for recycling and the reuse of books going, and we'll be looking at organisations that need our help and support in a similar way. It seems quite fitting that we have opened the St. Saviour's library and announced this ongoing initiative on the birthday of the late, great Roald Dahl. I am sure he would have approved of what we have achieved here today. But this is only the beginning of the story.' ■

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^Halifax Quality of Life Survey 2017. **Selected plots only. †Source www.nationalrail.co.uk

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THE QUEEN'S AWARDS FOR ENTERPRISE: SUSTAINABLE DEVELOPMENT 2014
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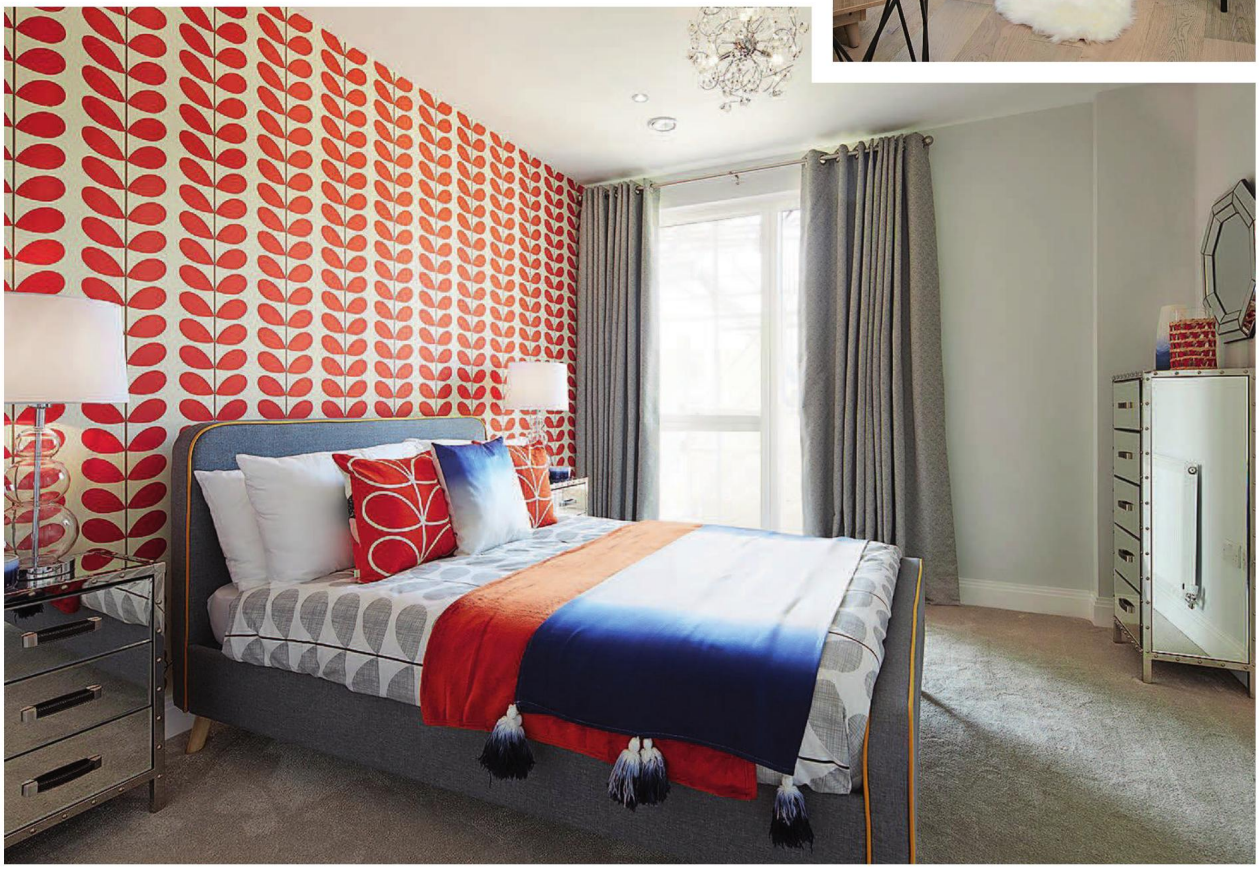
LEWISHAM LIVING LIKE NEVER BEFORE

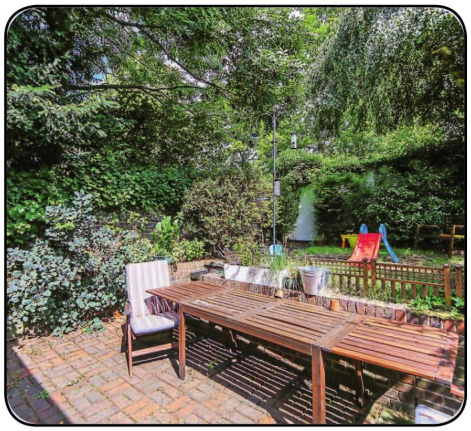
Acorn takes us inside one of the most exciting developments to launch in south east London

Acorn are offering you the chance to be at home in the centre of one of South East London's most exciting and rapidly-changing areas. Now available to view, Centralis is a brand new collection of contemporary one, two and three bedroom apartments situated in Lewisham, SE13.

Each apartment combines generous living spaces with comprehensive specifications to create highly desirable homes. The clean, modern design emphasises both space and light, with open-plan living arrangements ideal for entertaining. All apartments boast a contemporary and luxurious specification with oak engineered flooring to hallways and living rooms and bespoke built-in wardrobes to the master bedrooms. There are high quality, custom designed German handleless kitchens, and Villeroy and Boch sanitaryware to the bathrooms. Selected apartments also benefit from en-suites. Additional benefits include winter gardens and balconies to selected apartments and a ten year LABC Warranty for added peace of mind. r

Prices start from £379,995 and are available to purchase with just a 5% deposit on Help to Buy. To arrange a viewing please call Acorn New Homes on 020 8315 6996 or visit acornnewhomes.co.uk for more information



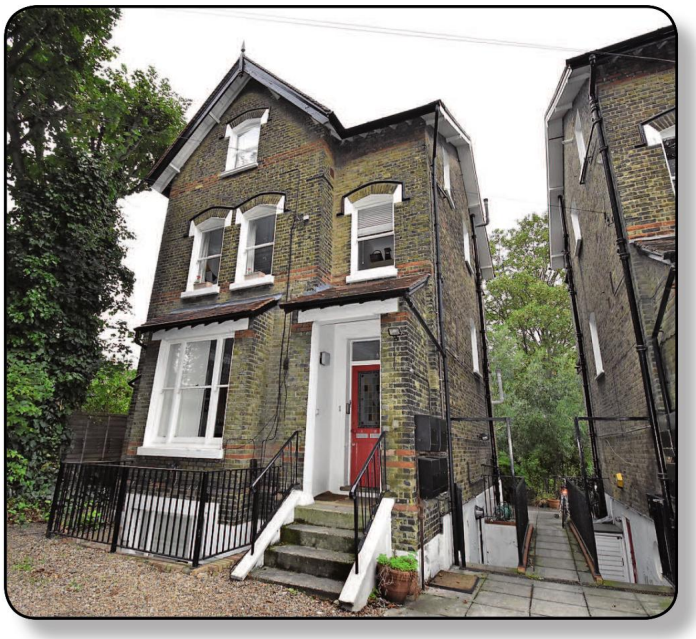


Morden Road Mews, Blackheath, SE3 £750,000 Freehold

A delight to offer this extended Eric Lyons designed Span house forming part of a small terrace of 5 houses in quiet Morden Road Mews, located on the private, gated Cator Estate, moments from the open heath and just a few minutes' walk from Blackheath Village. The house maintains many of its original features and is largely unchanged since its build in the early 1960's with the exception of a rear ground floor extension. A secluded rear garden with paved patio area, mature planting and lawn with direct access to the garage.

Wat Tyler Road, London, SE10 £1700pcm

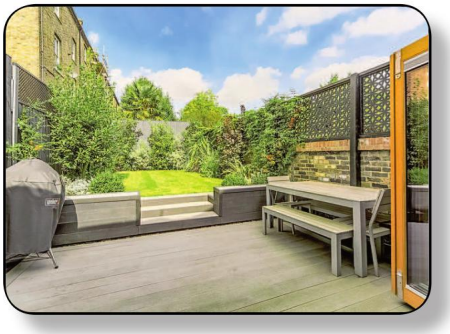
A delightful 2/3 bedroom two bathroom 2nd floor purpose built apartment situated in a sought after residential area on the edge of the Heath, a short walk away from either Blackheath Village BR and Lewisham BR & DLR stations. Bright & spacious accommodation consists of a large bright lounge with double glazed patio doors leading to a private south facing balcony, fully fitted kitchen. Entry phone system, communal gardens and residents parking.



Dacre Gardens, London, SE13 £1150pcm

A spacious one double bedroom first floor conversion located in an enviable private road within walking distance of Blackheath Village and mainline or DLR Stations. Accommodation comprises lounge/diner with period fireplace and wood flooring, double bedroom, bathroom w/c with shower facility, fitted and equipped kitchen, gas central heating communal gardens and off street parking.

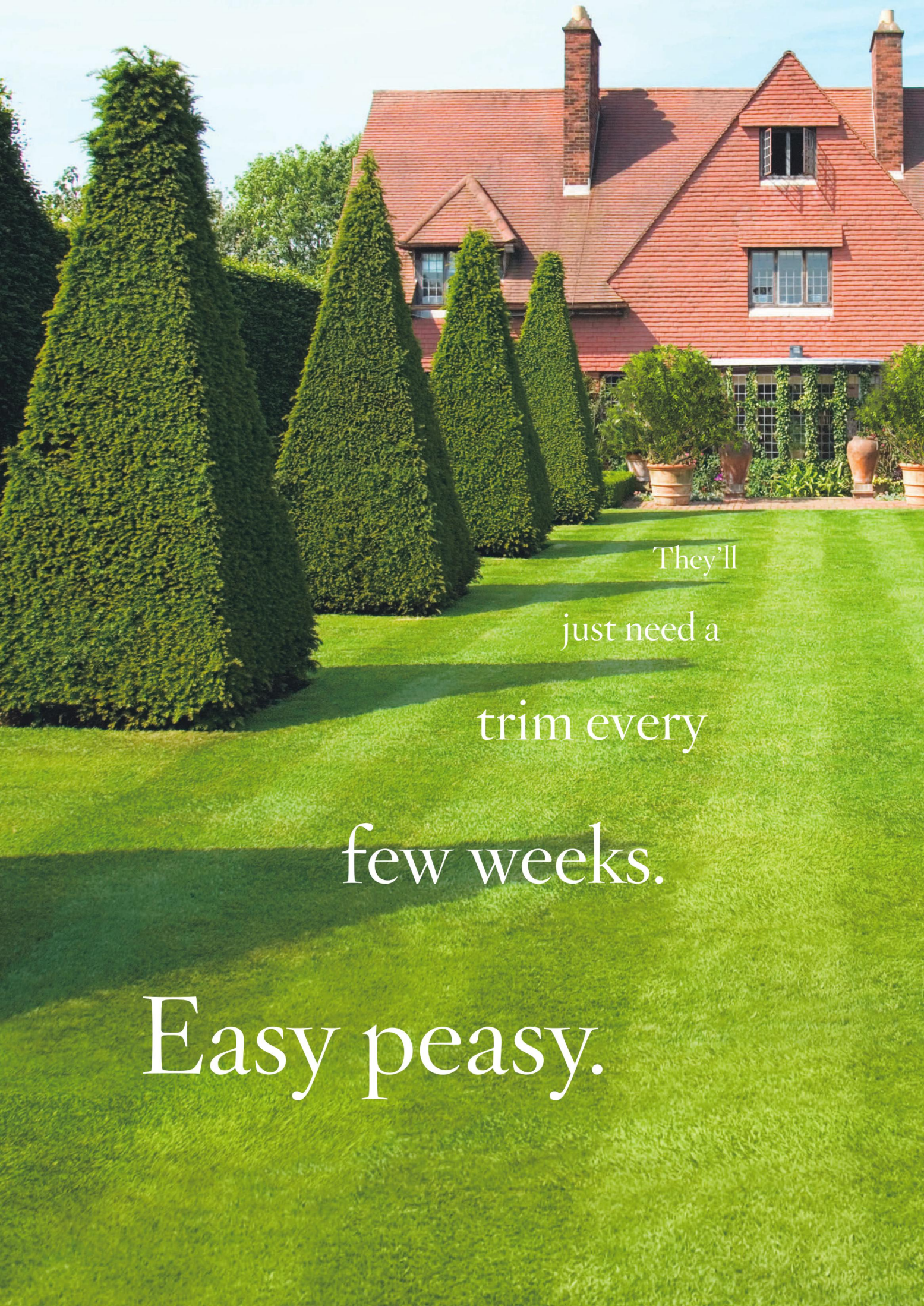
heath
ESTATES



Quentin Road, London, SE13 £1,350,000 Freehold

An exceptionally well designed 4-bedroom period home where much thought has been given to the flow, light and balance, not only to the ground floor living accommodation, but throughout this three-story house. From the light entrance hall with cleverly concealed cellar door you find the stunning double reception room with marble fire place and ornate wood burner, French doors lead to the extended, beautifully hand finished full width kitchen with an abundance of quality integrated appliances including Smeg double ovens and hob. The house is further extended to create a second living area with full width BI-folding doors level with the decked patio making a wonderfully easy connection with the landscaped garden with irrigation system. A must have downstairs w/c and under stairs shelving. To the first floor is the master suite with bespoke full range wardrobes and stylish en-suite shower room. A second double size bedroom with built-in storage and large luxury family bathroom. Top floor finds two further double size bedrooms both with eves storage. Quentin Road has long been a very sought-after tree lined residential road and boasts a wonderful close community feel. Just a few minutes from the centre of Blackheath Village and the open heath. The village itself has an extensive range of boutiques, bars and restaurants including our new addition, The Ivy Cafe. Blackheath railway station 0.3 miles offers a great service to Victoria, Cannon Street, Charing Cross, Waterloo and London Bridge, with DLR links at Lewisham. Close to an amazing choice of Ofsted outstanding state or independent schools.

23 Montpelier Vale, Blackheath, London SE3 0TJ Tel: 020 8463 9955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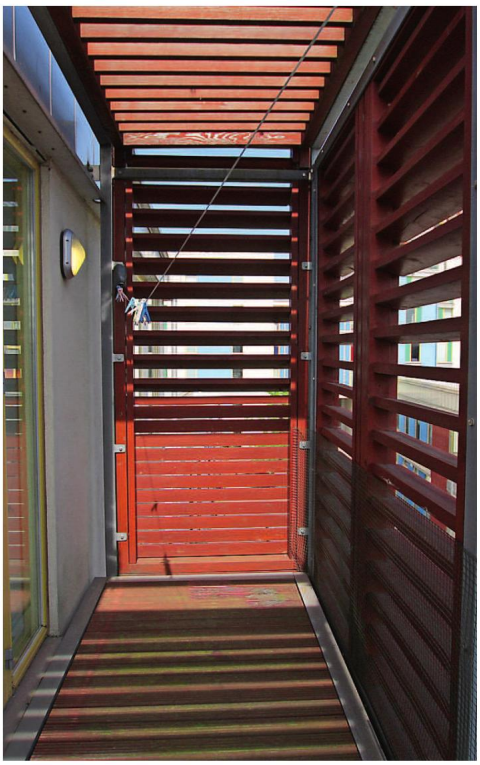

KILBY COURT, GREENWICH, SE10 £410,000

A FABULOUS LARGE TWO BEDROOM APARTMENT WITH HIGH CEILINGS.

- 2 Spacious bedrooms with high ceilings
- Situated on the 3rd floor (Top Floor)
- Sought after and well located development
- Fully equipped kitchen
- Large wrap-around balcony
- Laminate flooring throughout
- Furnished to a high standard
- The apartment demands a viewing

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AVONDALE ROAD, BR1

£3850.00 PCM

Beautifully presented 6 double bedroom house with garage and off-street parking. The house is on a sought-after road in Bromley and boasts reception room at front, double reception room at rear with doors leading to private 30 metre garden and fully fitted kitchen with granite worktops and Range cooker. The first floor offers 4 double bedrooms, family bathroom and separate shower room. The top floor provides two further double bedrooms.

MONTPELIER ROW, SE3

£3500.00 PCM

Fabulous 3 bedroom townhouse in the heart of Blackheath Village. Ground floor comprises bedroom/study, w/c, separate shower room. First floor offers large through lounge leading to open plan kitchen and dining room with wood floors and direct access to garden. The second-floor provides two good size double bedrooms with built-in wardrobes, contemporary family bathroom with separate shower enclosure. A garage and drive enables off-street parking.

Pine Glade, Keston Park

£4,950,000

Muralto was completely rebuilt back in 2005 for the current owners, the property sits on an approximate plot of 1 acre on the highly favoured Keston Park estate. Accommodation that extends to just under 10,000 sq ft. with seven bedroom suites over three floors, has a truly impressive hall with vaulted ceiling and atrium providing access to six reception rooms and a quality bespoke Mark Wilkinson fitted kitchen. Individual features include impressive double height orangery to the ground floor and to the master bedroom with some lead detail. The property has automated lighting throughout, a living control home automation system and benefits from much quality in terms of joinery with features such as leather bound door handles and some underfloor heating. Occupying a gated plot at the end of this very peaceful and sought after cul-de-sac, there are beautiful landscaped gardens to all sides with tennis court.

For further details on this exclusive property please contact our Locksbottom office t: 01689 797085

Greenwich South Street, SE10

A well presented four storey Georgian house located within the sought after Ashburnham Triangle.

£2,450 PCM

3 Bedrooms • 2 Bathrooms • 1 Reception • EER D

West Greenwich 020 8858 9911

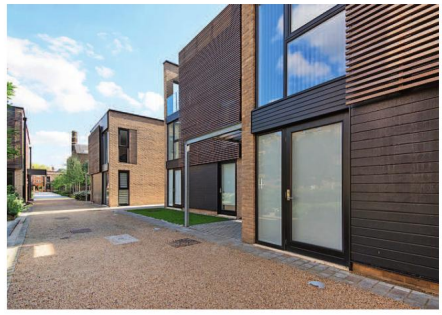
Annandale Road, SE10

This stunning Victorian home is situated within the 'Ofsted Outsanding' Halstow School catchment area.

£1,950 PCM

3 Bedrooms • 1 Bathroom • 1 Reception • EER D

East Greenwich 020 3846 1414



Napoleon Lane, SE18

This unfurnished duplex apartment is set within the historic former Academy in Woolwich.

£2,000 PCM

3 Bedrooms • 1 Bathroom • 1 Reception • EER C

Blackheath Standard 020 8858 6101

Tranquil Vale, SE3

Situated in the heart of Blackheath Village is this fantastic period conversion apartment.

£1,600 PCM

2 Bedrooms • 1 Bathroom • 1 Reception • EER D

Blackheath Village 020 8318 1311

Fernbrook Road, SE13

This beautiful garden flat is situated close to Hither Green station and great local amenities.

£1,350 PCM

2 Bedrooms • 1 Bathroom • 1 Reception • EER D

Lee Office 020 8852 8633

Southvale Road, SE3

A beautiful and tastefully renovated Victorian terraced house with a courtyard garden to the rear.

£2,400 PCM

3 Bedrooms • 1 Bathroom • 1 Reception • EER D

Blackheath Village 020 8318 1311

Point Hill, SE10

Located in a prime position is this impressive Victorian home offered to the market unfurnished.

£3,800 PCM

4 Bedrooms • 3 Bathrooms • 2 Receptions • EER E

West Greenwich 020 8858 9911

Leahurst Road, SE13

A Victorian family home with period features and set in a great location with Hither Green Station close by.

£1,750 PCM

3 Bedrooms • 1 Bathroom • 2 Receptions • EER C

Lee Office 020 8852 8633

Gardens House, SE3

This first floor apartment is situated in a most desirable location and offered furnished.

£1,750 PCM

2 Bedrooms • 2 Bathrooms • 1 Reception • EER E

Blackheath Standard 020 8858 6101

John Payne

The Property Experts

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johnpayne.com @johnpayne

Maidenstone Hill, SE10

Attractive Victorian house situated on a popular road within the West Greenwich Conservation area.

Price £875,000 F/H

Two Bedrooms
One Bathroom
One Reception
EER D

West Greenwich 020 8858 9911

Kidbrooke Grove, SE3

Stunning architect-designed, detached home with over 4,500 sq ft of well planned living space.

Price £2,675,000 F/H

Seven Bedrooms
Four Bathrooms
Three Receptions
EER C

Blackheath Village 020 8318 1311

John Payne
The Property Experts

johnpayne.com @johnpayne

Blenheim Close, SE12

Stunning property located in one of Lee's most exclusive, highly sought after developments.

Price £850,000 F/H

- Four Bedrooms
- Two Bathrooms
- Three Receptions
- EER C

Lee Office 020 8852 8633

Vanbrugh Park Road West, SE3

Superb Victorian maisonette in an enviable position close to Greenwich Park and the open heath.

Price £675,000 F/H

- Two Bedrooms
- One Bathroom
- One Reception
- EER D

Blackheath Standard 020 8858 6101

Walnut Tree Road, SE10

Immaculately presented period house situated in a quiet cul de sac close to great amenities.

Guide Price £725,000 F/H

- Three Bedrooms
- One Bathroom
- One Reception
- EER E

East Greenwich 020 3846 1414

OnTheMarket.com

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